

Annual Report for Rockland County Industrial Development Agency

Fiscal Year Ending: 12/31/2024

Run Date: 03/26/2025

Status: CERTIFIED

Certified Date: 03/26/2025

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	https://rocklandida.com/
2. As required by section 2800(9) of PAL, did the Authority prepare an assessment of the effectiveness of its internal controls?	Yes	https://rocklandida.com/reac-about-us/
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	https://rocklandida.com/reac-about-us/
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	https://rocklandida.com/reac-about-us/
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?		https://rocklandida.com/reac-about-us/

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Governance Information (Board-Related)

Question	Response	URL(If Applicable)
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 a 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):		https://rocklandida.com/
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		https://rocklandida.com/
7. Has the Board adopted bylaws and made them available to Board members and staff?	Yes	https://rocklandida.com/
8. Has the Board adopted a code of ethics for Board members and staff?	Yes	https://rocklandida.com/
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 874(4) of GML?	Yes	https://rocklandida.com/

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Board of Directors Listing

Name	Geller, Mark	Nominated By	Other
Chair of the Board	No	Appointed By	Other
If yes, Chair Designated by		Confirmed by Senate?	N/A
Term Start Date	11/14/2023	Has the Board Member/Designee Signed the Acknowledgement of Fiduciary Duty?	Yes
Term Expiration Date	11/13/2026	Complied with Training Requirement of Section 2824?	Yes
Title		Does the Board Member/Designee also Hold an Elected or Appointed State Government Position?	No
Has the Board Member Appointed a Designee?		Does the Board Member/Designee also Hold an Elected or Appointed Municipal Government Position?	No
Designee Name		Ex-Officio	

Name	Raj, Amar	Nominated By	Other
Chair of the Board	No	Appointed By	Other
If yes, Chair Designated by		Confirmed by Senate?	N/A
Term Start Date	5/18/2016	Has the Board Member/Designee Signed the Acknowledgement of Fiduciary Duty?	Yes
Term Expiration Date	08/04/2025	Complied with Training Requirement of Section 2824?	Yes
Title		Does the Board Member/Designee also Hold an Elected or Appointed State Government Position?	No
Has the Board Member Appointed a Designee?		Does the Board Member/Designee also Hold an Elected or Appointed Municipal Government Position?	No
Designee Name		Ex-Officio	

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Name	Riley, Timothy	Nominated By	Other
Chair of the Board	Yes	Appointed By	Other
If yes, Chair Designated by	Other	Confirmed by Senate?	N/A
Term Start Date	1/17/2006	Has the Board Member/Designee Signed the Acknowledgement of Fiduciary Duty?	Yes
Term Expiration Date	02/16/2025	Complied with Training Requirement of Section 2824?	Yes
Title		Does the Board Member/Designee also Hold an Elected or Appointed State Government Position?	No
Has the Board Member Appointed a Designee?		Does the Board Member/Designee also Hold an Elected or Appointed Municipal Government Position?	No
Designee Name		Ex-Officio	

Name	Vacant	Nominated By	Other
Chair of the Board		Appointed By	Other
If yes, Chair Designated by		Confirmed by Senate?	
Term Start Date		Has the Board Member/Designee Signed the Acknowledgement of Fiduciary Duty?	
Term Expiration Date		Complied with Training Requirement of Section 2824?	
Title		Does the Board Member/Designee also Hold an Elected or Appointed State Government Position?	
Has the Board Member Appointed a Designee?		Does the Board Member/Designee also Hold an Elected or Appointed Municipal Government Position?	
Designee Name		Ex-Officio	

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Name	Zugibe, Peggy	Nominated By	Other
Chair of the Board	No	Appointed By	Other
If yes, Chair Designated by		Confirmed by Senate?	N/A
Term Start Date	9/3/2015	Has the Board Member/Designee Signed the Acknowledgement of Fiduciary Duty?	Yes
Term Expiration Date	02/16/2025	Complied with Training Requirement of Section 2824?	Yes
Title		Does the Board Member/Designee also Hold an Elected or Appointed State Government Position?	No
Has the Board Member Appointed a Designee?		Does the Board Member/Designee also Hold an Elected or Appointed Municipal Government Position?	No
Designee Name		Ex-Officio	

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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 payment made by state or local government
Porath, Steven	Executive Director	Executive				FT	Yes	\$166,092.74	\$166,092.74	\$0.00	\$0.00	\$0.00	\$35,777.74	\$201,870.48	No	
VanDiver, Heidi	Operations Manager	Administrative and Clerical				FT	Yes	\$59,207.50	\$59,207.50	\$0.00	\$0.00	\$0.00	\$0.00	\$59,207.50	No	

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Benefit Information

During the fiscal year, did the authority continue to pay for any of the above mentioned benefits for former staff or individuals affiliated with the authority after those individuals left the authority? No

Board Members

Name	Title	Severance Package	Payment For Unused Leave	Club Memberships	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
Geller, Mark	Board of Directors												X	
Raj, Amar	Board of Directors												X	
Riley, Timothy	Board of Directors												X	
Vacant	Board of Directors												X	
Zugibe, Peggy	Board of Directors												X	

Staff

Name	Title	Severance Package	Payment For Unused Leave	Club Memberships	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
Porath, Steven	Executive Director												X	

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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 Authority and not independently filing reports in PARIS?	No

Name of Subsidiary/Component Unit	Status
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Request Subsidiary/Component Unit Change

Name of Subsidiary/Component Unit	Status	Requested Changes
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Request Add Subsidiaries/Component Units

Name of Subsidiary/Component Unit	Establishment Date	Purpose of Subsidiary/Component Unit
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Request Delete Subsidiaries/Component Units

Name of Subsidiary/Component Unit	Termination Date	Reason for Termination	Proof of Termination Document Name
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Summary Financial Information

SUMMARY STATEMENT OF NET ASSETS

			Amount
Assets			
Current Assets			
	Cash and cash equivalents		\$5,789,826.00
	Investments		\$0.00
	Receivables, net		\$0.00
	Other assets		\$0.00
	Total current assets		\$5,789,826.00
Noncurrent Assets			
	Restricted cash and investments		\$2,875,890.00
	Long-term receivables, net		\$0.00
	Other assets		\$44,109.00
	Capital Assets		
		Land and other nondepreciable property	\$178,922.00
		Buildings and equipment	\$0.00
		Infrastructure	\$0.00
		Accumulated depreciation	\$0.00
		Net Capital Assets	\$178,922.00
	Total noncurrent assets		\$3,098,921.00
	Total assets		\$8,888,747.00
Liabilities			
Current Liabilities			
	Accounts payable		\$0.00
	Pension contribution payable		\$0.00
	Other post-employment benefits		\$0.00
	Accrued liabilities		\$24,717.00
	Deferred revenues		\$0.00
	Bonds and notes payable		\$289,044.00
	Other long-term obligations due within one year		\$24,671.00
	Total current liabilities		\$338,432.00
Noncurrent Liabilities			

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	Pension contribution payable		\$0.00
	Other post-employment benefits		\$0.00
	Bonds and notes payable		\$0.00
	Long term leases		\$0.00
	Other long-term obligations		\$171,725.00
	Total noncurrent liabilities		\$171,725.00
Total liabilities			\$510,157.00
Net Asset (Deficit)			
Net Assets			
	Invested in capital assets, net of related debt		\$23,720.00
	Restricted		\$0.00
	Unrestricted		\$8,354,870.00
	Total net assets		\$8,378,590.00

SUMMARY STATEMENT OF REVENUE, EXPENSES AND CHANGES IN NET ASSETS

			Amount
Operating Revenues			
	Charges for services		\$5,058,445.00
	Rental and financing income		\$0.00
	Other operating revenues		\$0.00
	Total operating revenue		\$5,058,445.00
Operating Expenses			
	Salaries and wages		\$273,455.00
	Other employee benefits		\$44,244.00
	Professional services contracts		\$104,119.00
	Supplies and materials		\$5,765.00
	Depreciation and amortization		\$36,563.00
	Other operating expenses		\$163,481.00
	Total operating expenses		\$627,627.00
Operating income (loss)			\$4,430,818.00
Nonoperating Revenues			
	Investment earnings		\$89,034.00
	State subsidies/grants		\$0.00
	Federal subsidies/grants		\$0.00

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	Municipal subsidies/grants		\$0.00
	Public authority subsidies		\$0.00
	Other nonoperating revenues		\$0.00
	Total nonoperating revenue		\$89,034.00
Nonoperating Expenses			
	Interest and other financing charges		\$9,100.00
	Subsidies to other public authorities		\$0.00
	Grants and donations		\$0.00
	Other nonoperating expenses		\$0.00
	Total nonoperating expenses		\$9,100.00
	Income (loss) before contributions		\$4,510,752.00
Capital contributions			\$0.00
Change in net assets			\$4,510,752.00
Net assets (deficit) beginning of year			\$3,867,838.00
Other net assets changes			\$0.00
Net assets (deficit) at end of year			\$8,378,590.00

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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

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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 Obligation	State Supported						
State Obligation	State Contingent Obligation						
State Obligation	State Moral Obligation						
Other State-Funded	Other State-Funded						
Authority Debt - General Obligation	Authority Debt - General Obligation						
Authority Debt - Revenue	Authority Debt - Revenue						
Authority Debt - Other	Authority Debt - Other						
Conduit		Conduit Debt	0.00	65,515,594.00	0.00	6,864,111.00	58,651,483.00
Conduit		Conduit Debt - Pilot Increment Financing					
TOTALS			0.00	65,515,594.00	0.00	6,864,111.00	58,651,483.00

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Real Property Acquisition/Disposal List

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

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Personal Property

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

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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	https://rocklandida.com/
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	https://rocklandida.com/
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	N/A

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IDA Projects

General Project Information		Project Tax Exemptions & PILOT	Payment Information	
Project Code	3901-22-11A			
Project Type	Lease	State Sales Tax Exemption	\$16,360.27	
Project Name	12, 14, 16 N. Myrtle Avenue	Local Sales Tax Exemption	\$17,894.04	
		County Real Property Tax Exemption	\$0.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$0.00	
Original Project Code		School Property Tax Exemption	\$0.00	
Project Purpose Category	Other Categories	Mortgage Recording Tax Exemption	\$0.00	
Total Project Amount	\$4,166,000.00	Total Exemptions	\$34,254.31	
Benefited Project Amount	\$3,385,000.00	Total Exemptions Net of RPTL Section 485-b		
Bond/Note Amount		Pilot payment Information		
Annual Lease Payment	\$1.00		Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds		County PILOT	\$0.00	\$0.00
Not For Profit	No	Local PILOT	\$0.00	\$0.00
Date Project approved	5/19/2022	School District PILOT	\$0.00	\$0.00
Did IDA took Title to Property	Yes	Total PILOT	\$0.00	\$0.00
Date IDA Took Title to Property	9/1/2022	Net Exemptions	\$34,254.31	
Year Financial Assistance is Planned to End	2042	Project Employment Information		
Notes				
Location of Project		# of FTEs before IDA Status	0.00	
Address Line1	12, 14, 16 North Myrtle Avenue	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	SPRING VALLEY	Annualized Salary Range of Jobs to be Created	0.00	To: 0.00
State	NY	Original Estimate of Jobs to be Retained	0.00	
Zip - Plus4	10977	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00	
Province/Region		Current # of FTEs	0.00	
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00	
Applicant Information		Net Employment Change	0.00	
Applicant Name	Samuel Wettenstein			
Address Line1	13 Vincent Road	Project Status		
Address Line2				
City	SPRING VALLEY	Current Year Is Last Year for Reporting		
State	NY	There is no Debt Outstanding for this Project		
Zip - Plus4	10977	IDA Does Not Hold Title to the Property		
Province/Region		The Project Receives No Tax Exemptions		
Country	USA			

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-24-05A				
Project Type	Lease	State Sales Tax Exemption	\$978,670.67		
Project Name	1547 CSR - Orangeburg, LLC	Local Sales Tax Exemption	\$1,070,421.04		
		County Real Property Tax Exemption	\$0.00		
Project Part of Another Phase or Multi Phase	Yes	Local Property Tax Exemption	\$0.00		
Original Project Code	3901-14-02A	School Property Tax Exemption	\$0.00		
Project Purpose Category	Construction	Mortgage Recording Tax Exemption	\$180,000.00		
Total Project Amount	\$100,000,000.00	Total Exemptions	\$2,229,091.71		
Benefited Project Amount	\$98,500,000.00	Total Exemptions Net of RPTL Section 485-b	\$0.00		
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$1.00		Actual Payment Made	Payment Due Per Agreement	
Federal Tax Status of Bonds			County PILOT	\$0.00	\$0.00
Not For Profit	No		Local PILOT	\$0.00	\$0.00
Date Project approved	4/23/2024		School District PILOT	\$0.00	\$0.00
Did IDA took Title to Property	Yes		Total PILOT	\$0.00	\$0.00
Date IDA Took Title to Property	7/25/2024		Net Exemptions	\$2,229,091.71	
Year Financial Assistance is Planned to End	2034	Project Employment Information			
Notes	PILOT Agreement is being negotiated and has not commenced for the reporting year.				
Location of Project		# of FTEs before IDA Status	12.00		
Address Line1	1 Ramland Road	Original Estimate of Jobs to be Created	1.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	58,800.00		
City	ORANGEBURG	Annualized Salary Range of Jobs to be Created	58,800.00	To: 58,800.00	
State	NY	Original Estimate of Jobs to be Retained	12.00		
Zip - Plus4	10962	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	77,640.00		
Province/Region		Current # of FTEs	12.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	0.00		
Applicant Name	1547 CSR - Orangeburg, LLC	Project Status			
Address Line1	96 Freneau Avenue				
Address Line2					
City	MATAWAN	Current Year Is Last Year for Reporting			
State	NJ	There is no Debt Outstanding for this Project			
Zip - Plus4	07747	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-18-02A				
Project Type	Tax Exemptions	State Sales Tax Exemption		\$0.00	
Project Name	2018 TZ Vista Project	Local Sales Tax Exemption		\$0.00	
		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	Construction	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$3,600,000.00	Total Exemptions		\$0.00	
Benefited Project Amount	\$3,239,750.00	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					
Not For Profit					
Date Project approved	9/21/2018				
Did IDA took Title to Property	Yes				
Date IDA Took Title to Property	9/21/2018				
Year Financial Assistance is Planned to End	2032				
Notes	Note: This a Lease Project. The PILOT began in 2019 with a PILOT payment of \$77,764.72 to the School District. The Assessment without the PILOT is \$103,852.45. TZ Vista will redevelop 16,600 square feet of space into a Culinary School to be leased to the Rockland County Community College for Farm to Market Culinary School. The College anticipates creating 8 full time jobs and 20 part time jobs. Financial Assistance will accrue to the College through the lease rental fee for the space. The taxing entities negotiated the PILOT terms. This project was incorrectly set up in PARIS. 2024 total RPTE is \$162,348.26. 2024 total PILOT payments are \$128,245.92.				
Location of Project		# of FTEs before IDA Status		0.00	
Address Line1	69, and 69A Lydecker Street, 70 Main Street and 5 North Main Street	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	NYACK	Annualized Salary Range of Jobs to be Created		0.00	To: 0.00
State	NY	Original Estimate of Jobs to be Retained		0.00	
Zip - Plus4	10960	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)		0.00	
Province/Region		Current # of FTEs		9.00	
Country	United States	# of FTE Construction Jobs during Fiscal Year		0.00	
Applicant Information		Net Employment Change		9.00	
Applicant Name	TZ Vista LLC				
Address Line1	27 Route 210	Project Status			
Address Line2					
City	STONY POINT	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10980	IDA Does Not Hold Title to the Property			

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Province/Region		The Project Receives No Tax Exemptions	
Country	USA		

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-19-02A				
Project Type	Tax Exemptions	State Sales Tax Exemption		\$0.00	
Project Name	2019 Premier Brands of America Inc.	Local Sales Tax Exemption		\$0.00	
		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	\$8,120,000.00	Total Exemptions		\$0.00	
Benefited Project Amount	\$1,280,000.00	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	8/15/2019		School District PILOT		
Did IDA took Title to Property	Yes		Total PILOT	\$0.00	\$0.00
Date IDA Took Title to Property	8/15/2019		Net Exemptions	\$0.00	
Year Financial Assistance is Planned to End	2030		Project Employment Information		
Notes	Premier Brands of America Inc is expanding its operations. It manufactures, assembles and packages wellness products. The Agency provided benefits to offset the lower tax (per square foot) and relocation of the company's operations to Northvale, NJ. Additionally 20 salaried and 60 hourly jobs will be retained in New York State. They will create 30 hourly and 5 full time positions. PILOT begin in 2021. 2024 PILOT payments totaled \$233,147.73 with \$289,047.58 RPTE.				
Location of Project		# of FTEs before IDA Status	0.00		
Address Line1	Corporate Drive	Original Estimate of Jobs to be Created	155.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	30,000.00		
City	ORANGEBURG	Annualized Salary Range of Jobs to be Created	26,000.00	To: 55,000.00	
State	NY	Original Estimate of Jobs to be Retained	0.00		
Zip - Plus4	10962	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	75,000.00		
Province/Region		Current # of FTEs	105.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	105.00		
Applicant Name	Premier Brands of America, Inc				
Address Line1	170 Hamilton Avenue	Project Status			
Address Line2					
City	WHITE PLAINS	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10601	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT	Payment Information	
Project Code	3901-19-01A			
Project Type	Lease	State Sales Tax Exemption	\$0.00	
Project Name	2019 SQ Properties Project (Diversified Glass and Storefronts)	Local Sales Tax Exemption	\$0.00	
		County Real Property Tax Exemption	\$0.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$30,672.95	
Original Project Code		School Property Tax Exemption	\$110,361.49	
Project Purpose Category	Manufacturing	Mortgage Recording Tax Exemption	\$0.00	
Total Project Amount	\$3,950,000.00	Total Exemptions	\$141,034.44	
Benefited Project Amount	\$350,000.00	Total Exemptions Net of RPTL Section 485-b		
Bond/Note Amount		Pilot payment Information		
Annual Lease Payment	\$0.00		Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds		County PILOT	\$0.00	\$0.00
Not For Profit	No	Local PILOT	\$16,050.55	\$16,050.55
Date Project approved	2/28/2019	School District PILOT	\$75,812.06	\$75,812.06
Did IDA took Title to Property	Yes	Total PILOT	\$91,862.61	\$91,862.61
Date IDA Took Title to Property	2/28/2019	Net Exemptions	\$49,171.83	
Year Financial Assistance is Planned to End	2030	Project Employment Information		
Notes	The firm's Diversified Glass and Storefronts is expanding its Bronx operations by purchasing a building in Orangeburg to expands its manufacture of glass and metal storefronts, curtain walls, canopy and shower doors. A showcase is planned. 50 jobs will be retained and 10 jobs will be created. The County of Rockland is not a part to the PILOT Agreement.			
Location of Project		# of FTEs before IDA Status	50.00	
Address Line1	8 Olympic Drive	Original Estimate of Jobs to be Created	10.00	
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	50,000.00	
City	ORANGEBURG	Annualized Salary Range of Jobs to be Created	35,000.00	To: 100,000.00
State	NY	Original Estimate of Jobs to be Retained	50.00	
Zip - Plus4	10962	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	65,000.00	
Province/Region		Current # of FTEs	75.00	
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00	
Applicant Information		Net Employment Change	25.00	
Applicant Name	SQ Properties LLC			
Address Line1	4526 Bullard Drive	Project Status		
Address Line2				
City	BRONX	Current Year Is Last Year for Reporting		
State	NY	There is no Debt Outstanding for this Project		
Zip - Plus4	10470	IDA Does Not Hold Title to the Property		
Province/Region		The Project Receives No Tax Exemptions		
Country	USA			

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-21-05A				
Project Type	Lease	State Sales Tax Exemption		\$112,526.84	
Project Name	59 Owner LLC	Local Sales Tax Exemption		\$123,076.24	
		County Real Property Tax Exemption		\$0.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption		\$0.00	
Original Project Code		School Property Tax Exemption		\$269,118.00	
Project Purpose Category	Services	Mortgage Recording Tax Exemption		\$55,648.55	
Total Project Amount	\$65,425,000.00	Total Exemptions		\$560,369.63	
Benefited Project Amount	\$61,425,000.00	Total Exemptions Net of RPTL Section 485-b		\$0.00	
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$0.00			Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds		County PILOT		\$0.00	\$0.00
Not For Profit	No	Local PILOT		\$0.00	\$0.00
Date Project approved	6/17/2021	School District PILOT		\$82,766.94	\$82,766.94
Did IDA took Title to Property	Yes	Total PILOT		\$82,766.94	\$82,766.94
Date IDA Took Title to Property	9/19/2021	Net Exemptions		\$477,602.69	
Year Financial Assistance is Planned to End	2046	Project Employment Information			
Notes	PILOT began in 2024 with School Tax. Fully PILOT will be in effect for 2025.				
Location of Project		# of FTEs before IDA Status		0.00	
Address Line1	25 Route 58	Original Estimate of Jobs to be Created		10.00	
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)		45,000.00	
City	MONSEY	Annualized Salary Range of Jobs to be Created		30,000.00	To: 180,000.00
State	NY	Original Estimate of Jobs to be Retained		0.00	
Zip - Plus4	10952	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)		0.00	
Province/Region		Current # of FTEs		2.00	
Country	United States	# of FTE Construction Jobs during Fiscal Year		0.00	
Applicant Information		Net Employment Change		2.00	
Applicant Name	25 Route 59, LLC	Project Status			
Address Line1	95 Chestnut Ridge Road				
Address Line2					
City	MONTVALE	Current Year Is Last Year for Reporting			
State	NJ	There is no Debt Outstanding for this Project			
Zip - Plus4	07645	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-22-01A				
Project Type	Lease	State Sales Tax Exemption	\$0.00		
Project Name	Admirals Cove Holdings	Local Sales Tax Exemption	\$0.00		
		County Real Property Tax Exemption	\$6,569.15		
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$45,048.30		
Original Project Code		School Property Tax Exemption	\$77,780.35		
Project Purpose Category	Other Categories	Mortgage Recording Tax Exemption	\$0.00		
Total Project Amount	\$98,219,351.00	Total Exemptions	\$129,397.80		
Benefited Project Amount	\$92,520,693.00	Total Exemptions Net of RPTL Section 485-b	\$0.00		
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$1.00		Actual Payment Made	Payment Due Per Agreement	
Federal Tax Status of Bonds			County PILOT	\$5,847.00	\$5,847.00
Not For Profit	No		Local PILOT	\$41,286.43	\$41,286.43
Date Project approved	9/17/2020		School District PILOT	\$76,390.00	\$76,390.00
Did IDA took Title to Property	Yes		Total PILOT	\$123,523.43	\$123,523.43
Date IDA Took Title to Property	1/7/2022		Net Exemptions	\$5,874.37	
Year Financial Assistance is Planned to End	2035	Project Employment Information			
Notes					
Location of Project		# of FTEs before IDA Status	0.00		
Address Line1	2 Girling Drive	Original Estimate of Jobs to be Created	15.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	0.00		
City	HAVERSTRAW	Annualized Salary Range of Jobs to be Created	0.00	To: 0.00	
State	NY	Original Estimate of Jobs to be Retained	0.00		
Zip - Plus4	10927	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00		
Province/Region		Current # of FTEs	10.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	10.00		
Applicant Name	Admirals Cove Holdings LLC				
Address Line1	100 Summit Lake Drive	Project Status			
Address Line2					
City	VALHALLA	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10595	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-23-03A				
Project Type	Tax Exemptions	State Sales Tax Exemption		\$42,725.25	
Project Name	Aptar	Local Sales Tax Exemption		\$46,730.75	
		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	\$10,700,000.00	Total Exemptions		\$89,456.00	
Benefited Project Amount	\$8,300,000.00	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	3/28/2023	School District PILOT			
Did IDA took Title to Property	No	Total PILOT		\$0.00	\$0.00
Date IDA Took Title to Property		Net Exemptions		\$89,456.00	
Year Financial Assistance is Planned to End	2026	Project Employment Information			
Notes					
Location of Project		# of FTEs before IDA Status		260.00	
Address Line1	250 North Route 303	Original Estimate of Jobs to be Created		15.00	
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)		60,000.00	
City	CONGERS	Annualized Salary Range of Jobs to be Created		50,000.00	To: 75,000.00
State	NY	Original Estimate of Jobs to be Retained		260.00	
Zip - Plus4	10920	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)		55,000.00	
Province/Region		Current # of FTEs		274.00	
Country	United States	# of FTE Construction Jobs during Fiscal Year		0.00	
Applicant Information		Net Employment Change		14.00	
Applicant Name	Aptargroup, Inc.	Project Status			
Address Line1	250 North Route 303				
Address Line2					
City	CONGERS	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10920	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-22-05A				
Project Type	Lease	State Sales Tax Exemption		\$4,699.60	
Project Name	Asahi Depository	Local Sales Tax Exemption		\$5,140.19	
		County Real Property Tax Exemption		\$0.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption		\$0.00	
Original Project Code		School Property Tax Exemption		\$0.00	
Project Purpose Category	Other Categories	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$34,150,000.00	Total Exemptions		\$9,839.79	
Benefited Project Amount	\$33,500,000.00	Total Exemptions Net of RPTL Section 485-b		\$0.00	
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$1.00			Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds		County PILOT	\$0.00	\$0.00	\$0.00
Not For Profit	No	Local PILOT	\$0.00	\$0.00	\$0.00
Date Project approved	2/17/2022	School District PILOT	\$0.00	\$0.00	\$0.00
Did IDA took Title to Property	Yes	Total PILOT	\$0.00	\$0.00	\$0.00
Date IDA Took Title to Property	5/27/2022	Net Exemptions	\$9,839.79		
Year Financial Assistance is Planned to End	2032	Project Employment Information			
Notes	This project does not have an active PILOT.				
Location of Project		# of FTEs before IDA Status	14.00		
Address Line1	875 Western Highway	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	BLAUVELT	Annualized Salary Range of Jobs to be Created	0.00	To: 0.00	
State	NY	Original Estimate of Jobs to be Retained	14.00		
Zip - Plus4	10913	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	85,500.00		
Province/Region		Current # of FTEs	14.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	0.00		
Applicant Name	Asahi Depository, LLC	Project Status			
Address Line1	81 Main Street				
Address Line2					
City	WHITE PLAINS	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10601	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	39019901A				
Project Type	Bonds/Notes Issuance	State Sales Tax Exemption		\$0.00	
Project Name	Assisted Living at Northern Riverview	Local Sales Tax Exemption		\$0.00	
		County Real Property Tax Exemption		\$0.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption		\$0.00	
Original Project Code		School Property Tax Exemption		\$0.00	
Project Purpose Category	Services	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$11,000,000.00	Total Exemptions		\$0.00	
Benefited Project Amount	\$11,000,000.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount	\$11,000,000.00	Pilot payment Information			
Annual Lease Payment				Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds	Tax Exempt	County PILOT	\$0.00	\$0.00	\$0.00
Not For Profit	Yes	Local PILOT	\$0.00	\$0.00	\$0.00
Date Project approved	7/14/1998	School District PILOT	\$0.00	\$0.00	\$0.00
Did IDA took Title to Property	Yes	Total PILOT	\$0.00	\$0.00	\$0.00
Date IDA Took Title to Property	2/24/1999	Net Exemptions	\$0.00		
Year Financial Assistance is Planned to End	2012	Project Employment Information			
Notes	Services. Year Financial Assistance is Planned to End is 2029.				
Location of Project		# of FTEs before IDA Status	0.00		
Address Line1	87 Route 9W	Original Estimate of Jobs to be Created	44.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	0.00		
City	HAYERSTRAW	Annualized Salary Range of Jobs to be Created	0.00	To: 0.00	
State	NY	Original Estimate of Jobs to be Retained	0.00		
Zip - Plus4	10927	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00		
Province/Region		Current # of FTEs	54.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	54.00		
Applicant Name	Assisted Living at Northern Riverview	Project Status			
Address Line1	87 Route 9W				
Address Line2					
City	HAYERSTRAW	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10927	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-24-01A				
Project Type	Tax Exemptions		State Sales Tax Exemption	\$12,308.23	
Project Name	AutoPro LLC		Local Sales Tax Exemption	\$13,462.13	
			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	Wholesale Trade		Mortgage Recording Tax Exemption	\$0.00	
Total Project Amount	\$330,000.00		Total Exemptions	\$25,770.36	
Benefited Project Amount	\$315,000.00		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	1/18/2024		School District PILOT		
Did IDA took Title to Property	No		Total PILOT	\$0.00	\$0.00
Date IDA Took Title to Property			Net Exemptions	\$25,770.36	
Year Financial Assistance is Planned to End	2027		Project Employment Information		
Notes	Sales Tax Exemption only.				
Location of Project		# of FTEs before IDA Status	22.00		
Address Line1	200 Airport Executive Park, Unit 206	Original Estimate of Jobs to be Created	3.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	46,264.71		
City	NANUET	Annualized Salary Range of Jobs to be Created	43,652.00	To: 55,640.00	
State	NY	Original Estimate of Jobs to be Retained	22.00		
Zip - Plus4	10954	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	55,640.00		
Province/Region		Current # of FTEs	24.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	2.00		
Applicant Name	AutoPro LLC				
Address Line1	303 Roosevelt Avenue	Project Status			
Address Line2					
City	SPRING VALLEY	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10977	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT	Payment Information	
Project Code	3901-22-08A			
Project Type	Lease	State Sales Tax Exemption	\$217,714.13	
Project Name	Braemar Assisted Living	Local Sales Tax Exemption	\$238,124.82	
		County Real Property Tax Exemption	\$18,240.71	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$38,666.29	
Original Project Code		School Property Tax Exemption	\$285,320.69	
Project Purpose Category	Other Categories	Mortgage Recording Tax Exemption	\$0.00	
Total Project Amount	\$52,562,500.00	Total Exemptions	\$798,066.64	
Benefited Project Amount	\$48,072,700.00	Total Exemptions Net of RPTL Section 485-b	\$0.00	
Bond/Note Amount		Pilot payment Information		
Annual Lease Payment	\$1.00		Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds			County PILOT	\$18,240.71
Not For Profit	No		Local PILOT	\$7,876.63
Date Project approved	12/16/2021		School District PILOT	\$66,955.14
Did IDA took Title to Property	Yes		Total PILOT	\$93,072.48
Date IDA Took Title to Property	8/2/2022		Net Exemptions	\$704,994.16
Year Financial Assistance is Planned to End	2031	Project Employment Information		
Notes	The project is currently under construction. School PILOT begin in 2023. Town & County PILOT begins in 2024.			
Location of Project		# of FTEs before IDA Status	0.00	
Address Line1	250 Lafayette Avenue	Original Estimate of Jobs to be Created	88.00	
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	75,000.00	
City	SUFFERN	Annualized Salary Range of Jobs to be Created	48,000.00	To: 120,000.00
State	NY	Original Estimate of Jobs to be Retained	0.00	
Zip - Plus4	10901	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00	
Province/Region		Current # of FTEs	37.00	
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00	
Applicant Information		Net Employment Change	37.00	
Applicant Name	Filben Montebello Propco, LLC	Project Status		
Address Line1	201 Broad Street			
Address Line2				
City	STAMFORD	Current Year Is Last Year for Reporting		
State	CT	There is no Debt Outstanding for this Project		
Zip - Plus4	06901	IDA Does Not Hold Title to the Property		
Province/Region		The Project Receives No Tax Exemptions		
Country	USA			

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	0309-23-02A				
Project Type	Lease	State Sales Tax Exemption		\$9,707.46	
Project Name	Building Better Dreams	Local Sales Tax Exemption		\$10,617.54	
		County Real Property Tax Exemption		\$0.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption		\$0.00	
Original Project Code		School Property Tax Exemption		\$20,197.45	
Project Purpose Category	Other Categories	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$2,200,000.00	Total Exemptions		\$40,522.45	
Benefited Project Amount	\$2,200,000.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$1.00			Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds		County PILOT	\$0.00	\$0.00	\$0.00
Not For Profit	No	Local PILOT	\$0.00	\$0.00	\$0.00
Date Project approved	10/21/2021	School District PILOT	\$11,420.69	\$11,420.69	\$11,420.69
Did IDA took Title to Property	Yes	Total PILOT	\$11,420.69	\$11,420.69	\$11,420.69
Date IDA Took Title to Property	4/13/2023	Net Exemptions	\$29,101.76		
Year Financial Assistance is Planned to End	2034	Project Employment Information			
Notes	This project started with school tax in 2024. Village, Town and County will start in 2025.				
Location of Project		# of FTEs before IDA Status	9.50		
Address Line1	52 New Main Street	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	HAVERSTRAW	Annualized Salary Range of Jobs to be Created	0.00	To: 0.00	
State	NY	Original Estimate of Jobs to be Retained	9.50		
Zip - Plus4	10927	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	56,700.00		
Province/Region		Current # of FTEs	2.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	-7.50		
Applicant Name	Building Better Dreams LLC	Project Status			
Address Line1	9 Argow Place				
Address Line2					
City	NANUET	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10954	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	39010403A				
Project Type	Bonds/Notes Issuance	State Sales Tax Exemption	\$0.00		
Project Name	Cardiovascular Research Foundation	Local Sales Tax Exemption	\$0.00		
		County Real Property Tax Exemption	\$0.00		
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$0.00		
Original Project Code		School Property Tax Exemption	\$0.00		
Project Purpose Category	Other Categories	Mortgage Recording Tax Exemption	\$0.00		
Total Project Amount	\$18,000,000.00	Total Exemptions	\$0.00		
Benefited Project Amount	\$18,000,000.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount	\$18,000,000.00	Pilot payment Information			
Annual Lease Payment			Actual Payment Made	Payment Due Per Agreement	
Federal Tax Status of Bonds	Tax Exempt	County PILOT	\$0.00	\$0.00	
Not For Profit	Yes	Local PILOT	\$0.00	\$0.00	
Date Project approved	4/20/2004	School District PILOT	\$0.00	\$0.00	
Did IDA took Title to Property	Yes	Total PILOT	\$0.00	\$0.00	
Date IDA Took Title to Property	12/23/2004	Net Exemptions	\$0.00		
Year Financial Assistance is Planned to End	2035	Project Employment Information			
Notes	Research and Development				
Location of Project		# of FTEs before IDA Status	0.00		
Address Line1	55 East 59th Street 6th Floor	Original Estimate of Jobs to be Created	29.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	0.00		
City	NEW YORK	Annualized Salary Range of Jobs to be Created	0.00	To: 0.00	
State	NY	Original Estimate of Jobs to be Retained	0.00		
Zip - Plus4	10022	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00		
Province/Region		Current # of FTEs	189.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	189.00		
Applicant Name	Cardiovascular Research Foundation	Project Status			
Address Line1	111 East 59th St., 11th Floor				
Address Line2					
City	NEW YORK	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10022	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-24-04A				
Project Type	Lease	State Sales Tax Exemption		\$0.00	
Project Name	Champlain Hudson Pipeline	Local Sales Tax Exemption		\$0.00	
		County Real Property Tax Exemption		\$0.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption		\$0.00	
Original Project Code		School Property Tax Exemption		\$0.00	
Project Purpose Category	Clean Energy	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$203,000,000.00	Total Exemptions		\$0.00	
Benefited Project Amount	\$203,000,000.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$1.00			Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds		County PILOT	\$0.00	\$0.00	
Not For Profit	No	Local PILOT	\$0.00	\$0.00	
Date Project approved	5/1/2024	School District PILOT	\$0.00	\$0.00	
Did IDA took Title to Property	Yes	Total PILOT	\$0.00	\$0.00	
Date IDA Took Title to Property	5/1/2024	Net Exemptions	\$0.00		
Year Financial Assistance is Planned to End	2055	Project Employment Information			
Notes	PILOT payments begin in 2025.				
Location of Project		# of FTEs before IDA Status	0.00		
Address Line1	Route 9W	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	HAVERSTRAW	Annualized Salary Range of Jobs to be Created	0.00	To: 0.00	
State	NY	Original Estimate of Jobs to be Retained	0.00		
Zip - Plus4	10927	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00		
Province/Region		Current # of FTEs	0.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	0.00		
Applicant Name	CHPE LLC				
Address Line1	623 Fifth Avenue	Project Status			
Address Line2					
City	NEW YORK	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10022	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT	Payment Information	
Project Code	3901-23-04A			
Project Type	Lease	State Sales Tax Exemption	\$0.00	
Project Name	Chartwell Pharmaceuticals	Local Sales Tax Exemption	\$0.00	
		County Real Property Tax Exemption	\$26,594.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$103,988.00	
Original Project Code		School Property Tax Exemption	\$299,829.00	
Project Purpose Category	Manufacturing	Mortgage Recording Tax Exemption	\$0.00	
Total Project Amount	\$24,000,000.00	Total Exemptions	\$430,411.00	
Benefited Project Amount	\$24,000,000.00	Total Exemptions Net of RPTL Section 485-b		
Bond/Note Amount		Pilot payment Information		
Annual Lease Payment	\$1.00		Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds			County PILOT	\$7,455.00
Not For Profit	No		Local PILOT	\$7,455.00
Date Project approved	10/19/2023		School District PILOT	\$72,000.00
Did IDA took Title to Property	Yes		Total PILOT	\$86,910.00
Date IDA Took Title to Property	1/1/2024		Net Exemptions	\$343,501.00
Year Financial Assistance is Planned to End	2035	Project Employment Information		
Notes				
Location of Project		# of FTEs before IDA Status	125.00	
Address Line1	77 Brenner Drive	Original Estimate of Jobs to be Created	75.00	
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	61,250.00	
City	CONGERS	Annualized Salary Range of Jobs to be Created	45,000.00	To: 80,000.00
State	NY	Original Estimate of Jobs to be Retained	125.00	
Zip - Plus4	10920	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	61,250.00	
Province/Region		Current # of FTEs	0.00	
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00	
Applicant Information		Net Employment Change	-125.00	
Applicant Name	Chartwell Pharmeceuticals LLC	Project Status		
Address Line1	150 Wells Avenue			
Address Line2				
City	CONGERS	Current Year Is Last Year for Reporting		
State	NY	There is no Debt Outstanding for this Project		
Zip - Plus4	10920	IDA Does Not Hold Title to the Property		
Province/Region		The Project Receives No Tax Exemptions		
Country	USA			

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General Project Information		Project Tax Exemptions & PILOT	Payment Information	
Project Code	3601-17-01A			
Project Type	Lease	State Sales Tax Exemption	\$0.00	
Project Name	Congers/ECD NY INC	Local Sales Tax Exemption	\$0.00	
		County Real Property Tax Exemption	\$6,569.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$25,684.00	
Original Project Code		School Property Tax Exemption	\$82,735.00	
Project Purpose Category	Manufacturing	Mortgage Recording Tax Exemption	\$0.00	
Total Project Amount	\$15,350,000.00	Total Exemptions	\$114,988.00	
Benefited Project Amount	\$9,150,000.00	Total Exemptions Net of RPTL Section 485-b		
Bond/Note Amount		Pilot payment Information		
Annual Lease Payment	\$0.00		Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds		County PILOT	\$6,569.00	\$6,569.00
Not For Profit		Local PILOT	\$20,243.00	\$20,243.00
Date Project approved	5/5/2017	School District PILOT	\$67,156.00	\$67,156.00
Did IDA took Title to Property	Yes	Total PILOT	\$93,968.00	\$93,968.00
Date IDA Took Title to Property	5/5/2017	Net Exemptions	\$21,020.00	
Year Financial Assistance is Planned to End	2032	Project Employment Information		
Notes	Manufacturing of drills for construction of foundations of commercial buildings, space will be provided fo5 office, and storage space for equipment and machinery.			
Location of Project		# of FTEs before IDA Status	20.00	
Address Line1	4 Burts Road	Original Estimate of Jobs to be Created	20.00	
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	65,000.00	
City	CONGERS	Annualized Salary Range of Jobs to be Created	60,000.00	To: 90,000.00
State	NY	Original Estimate of Jobs to be Retained	20.00	
Zip - Plus4	10920	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	65,000.00	
Province/Region		Current # of FTEs	55.00	
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00	
Applicant Information		Net Employment Change	35.00	
Applicant Name	Congers LLC			
Address Line1	35-12 19th Avenue, Suite 2W	Project Status		
Address Line2				
City	ASTORIA	Current Year Is Last Year for Reporting		
State	NY	There is no Debt Outstanding for this Project		
Zip - Plus4	11105	IDA Does Not Hold Title to the Property		
Province/Region		The Project Receives No Tax Exemptions		
Country	USA			

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-24-06A				
Project Type	Tax Exemptions	State Sales Tax Exemption		\$55,801.62	
Project Name	CoreWeave, Inc.	Local Sales Tax Exemption		\$60,451.75	
		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	Other Categories	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$600,000,000.00	Total Exemptions		\$116,253.37	
Benefited Project Amount	\$600,000,000.00	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	8/6/2024	School District PILOT			
Did IDA took Title to Property	No	Total PILOT		\$0.00	\$0.00
Date IDA Took Title to Property		Net Exemptions		\$116,253.37	
Year Financial Assistance is Planned to End	2034	Project Employment Information			
Notes	Project receives sales and use tax exemption only.				
Location of Project		# of FTEs before IDA Status		0.00	
Address Line1	2000 Corporate Drive	Original Estimate of Jobs to be Created		12.00	
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)		85,000.00	
City	ORANGEBURG	Annualized Salary Range of Jobs to be Created		85,000.00	To: 85,000.00
State	NY	Original Estimate of Jobs to be Retained		0.00	
Zip - Plus4	10962	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)		0.00	
Province/Region		Current # of FTEs		0.00	
Country	United States	# of FTE Construction Jobs during Fiscal Year		0.00	
Applicant Information		Net Employment Change		0.00	
Applicant Name	CoreWeave, Inc.				
Address Line1	101 Eisenhower Parkway	Project Status			
Address Line2					
City	ROSELAND	Current Year Is Last Year for Reporting			
State	NJ	There is no Debt Outstanding for this Project			
Zip - Plus4	07068	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-15-04A				
Project Type	Lease	State Sales Tax Exemption	\$0.00		
Project Name	Crystal Run Project	Local Sales Tax Exemption	\$0.00		
		County Real Property Tax Exemption	\$26,597.00		
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$103,988.00		
Original Project Code		School Property Tax Exemption	\$334,968.00		
Project Purpose Category	Services	Mortgage Recording Tax Exemption	\$0.00		
Total Project Amount	\$32,771,457.00	Total Exemptions	\$465,553.00		
Benefited Project Amount	\$11,052,014.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$0.00		Actual Payment Made	Payment Due Per Agreement	
Federal Tax Status of Bonds			County PILOT	\$26,594.00	\$26,594.00
Not For Profit	No		Local PILOT	\$90,306.00	\$90,306.00
Date Project approved	11/24/2015		School District PILOT	\$305,585.00	\$305,585.00
Did IDA took Title to Property	Yes		Total PILOT	\$422,485.00	\$422,485.00
Date IDA Took Title to Property	12/30/2015		Net Exemptions	\$43,068.00	
Year Financial Assistance is Planned to End	2026	Project Employment Information			
Notes	Notes: Annualized salary range of jobs created is: \$40,518 to \$656,809. (Note: this a medical facility with a range of lower salaries to highly paid medical staff/management.				
Location of Project		# of FTEs before IDA Status	20.00		
Address Line1	3 Crossfield Avenue	Original Estimate of Jobs to be Created	217.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	25,579.00		
City	WEST NYACK	Annualized Salary Range of Jobs to be Created	0.00	To: 0.00	
State	NY	Original Estimate of Jobs to be Retained	20.00		
Zip - Plus4	10994	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	25,579.00		
Province/Region		Current # of FTEs	193.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	173.00		
Applicant Name	CRH Realty IX, LLC				
Address Line1	155 Crystal Run Road	Project Status			
Address Line2					
City	MIDDLETOWN	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10941	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-22-03A				
Project Type	Lease	State Sales Tax Exemption	\$833,262.81		
Project Name	DataBank Holdings Data Center	Local Sales Tax Exemption	\$911,381.19		
		County Real Property Tax Exemption	\$0.00		
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$0.00		
Original Project Code		School Property Tax Exemption	\$0.00		
Project Purpose Category	Services	Mortgage Recording Tax Exemption	\$0.00		
Total Project Amount	\$254,480,648.00	Total Exemptions	\$1,744,644.00		
Benefited Project Amount	\$254,480,648.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$1.00		Actual Payment Made	Payment Due Per Agreement	
Federal Tax Status of Bonds		County PILOT	\$0.00	\$0.00	
Not For Profit	No	Local PILOT	\$0.00	\$0.00	
Date Project approved	9/23/2021	School District PILOT	\$0.00	\$0.00	
Did IDA took Title to Property	Yes	Total PILOT	\$0.00	\$0.00	
Date IDA Took Title to Property	12/1/2022	Net Exemptions	\$1,744,644.00		
Year Financial Assistance is Planned to End	2032	Project Employment Information			
Notes	Project is under construction. PILOT has not yet been finalized.				
Location of Project		# of FTEs before IDA Status	0.00		
Address Line1	200 Corporate Drive	Original Estimate of Jobs to be Created	10.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	110,000.00		
City	ORANGEBURG	Annualized Salary Range of Jobs to be Created	110,000.00	To: 110,000.00	
State	NY	Original Estimate of Jobs to be Retained	0.00		
Zip - Plus4	10962	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00		
Province/Region		Current # of FTEs	10.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	10.00		
Applicant Name	DataBank Holdings LTD				
Address Line1	400 S. Akard Street	Project Status			
Address Line2					
City	DALLAS	Current Year Is Last Year for Reporting			
State	TX	There is no Debt Outstanding for this Project			
Zip - Plus4	75202	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-04-10A				
Project Type	Bonds/Notes Issuance	State Sales Tax Exemption		\$0.00	
Project Name	Dominican College	Local Sales Tax Exemption		\$0.00	
		County Real Property Tax Exemption		\$0.00	
Project Part of Another Phase or Multi Phase	Yes	Local Property Tax Exemption		\$0.00	
Original Project Code	39010502A	School Property Tax Exemption		\$0.00	
Project Purpose Category	Other Categories	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$14,425,000.00	Total Exemptions		\$0.00	
Benefited Project Amount	\$14,425,000.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount	\$14,425,000.00	Pilot payment Information			
Annual Lease Payment				Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds	Tax Exempt	County PILOT	\$0.00	\$0.00	\$0.00
Not For Profit	Yes	Local PILOT	\$0.00	\$0.00	\$0.00
Date Project approved	4/19/2005	School District PILOT	\$0.00	\$0.00	\$0.00
Did IDA took Title to Property	No	Total PILOT	\$0.00	\$0.00	\$0.00
Date IDA Took Title to Property		Net Exemptions	\$0.00		
Year Financial Assistance is Planned to End	2035	Project Employment Information			
Notes	All employment is reported under project #3901-05-02A				
Location of Project		# of FTEs before IDA Status	0.00		
Address Line1	470 Western Highway	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	ORANGEBURG	Annualized Salary Range of Jobs to be Created	0.00	To: 0.00	
State	NY	Original Estimate of Jobs to be Retained	0.00		
Zip - Plus4	10962	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00		
Province/Region		Current # of FTEs	168.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	168.00		
Applicant Name	Dominican College	Project Status			
Address Line1	470 Western Highway				
Address Line2					
City	ORANGEBURG	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10962	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	39010502A				
Project Type	Bonds/Notes Issuance	State Sales Tax Exemption		\$0.00	
Project Name	Dominican College	Local Sales Tax Exemption		\$0.00	
		County Real Property Tax Exemption		\$0.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption		\$0.00	
Original Project Code		School Property Tax Exemption		\$0.00	
Project Purpose Category	Other Categories	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$9,915,000.00	Total Exemptions		\$0.00	
Benefited Project Amount	\$9,915,000.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount	\$9,915,000.00	Pilot payment Information			
Annual Lease Payment				Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds	Tax Exempt	County PILOT	\$0.00	\$0.00	
Not For Profit	Yes	Local PILOT	\$0.00	\$0.00	
Date Project approved	4/19/2005	School District PILOT	\$0.00	\$0.00	
Did IDA took Title to Property	Yes	Total PILOT	\$0.00	\$0.00	
Date IDA Took Title to Property	6/30/2005	Net Exemptions	\$0.00		
Year Financial Assistance is Planned to End	2035	Project Employment Information			
Notes	<p>This is a multi phase project consisting of six issuances. Please note that College advised that when the first bond was issued the College totaled full time and part time jobs together. As of 2018 the College employed 216 full time employees and 220 part time employees. Therefore the 2018 count is 326 employees. 216 FT and half of 220 part time.</p> <p>Dominican series 2004 B1 and B2 were refunded in 2015. The maturity dates remain the same.</p>				
Location of Project		# of FTEs before IDA Status	482.00		
Address Line1	470 Western Highway	Original Estimate of Jobs to be Created	16.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	0.00		
City	ORANGEBURG	Annualized Salary Range of Jobs to be Created	0.00	To: 0.00	
State	NY	Original Estimate of Jobs to be Retained	482.00		
Zip - Plus4	10962	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00		
Province/Region		Current # of FTEs	168.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	-314.00		
Applicant Name	Dominican College				
Address Line1	470 Western Highway	Project Status			
Address Line2					
City	ORANGEBURG	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10962	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-10-04-A				
Project Type	Lease	State Sales Tax Exemption	\$0.00		
Project Name	EMPIRE EXECUTIVE INN LLC	Local Sales Tax Exemption	\$0.00		
		County Real Property Tax Exemption	\$27,492.00		
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$58,274.00		
Original Project Code		School Property Tax Exemption	\$208,583.00		
Project Purpose Category	Services	Mortgage Recording Tax Exemption	\$0.00		
Total Project Amount	\$15,500,000.00	Total Exemptions	\$294,349.00		
Benefited Project Amount	\$15,500,000.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$0.00		Actual Payment Made	Payment Due Per Agreement	
Federal Tax Status of Bonds		County PILOT	\$23,340.00	\$23,340.00	
Not For Profit	No	Local PILOT	\$20,833.00	\$20,833.00	
Date Project approved	6/23/2010	School District PILOT	\$177,087.00	\$177,087.00	
Did IDA took Title to Property	Yes	Total PILOT	\$221,260.00	\$221,260.00	
Date IDA Took Title to Property	11/30/2010	Net Exemptions	\$73,089.00		
Year Financial Assistance is Planned to End	2030	Project Employment Information			
Notes	Sales tax benefits ended in 2016, the PILOT will continue to be monitored.				
Location of Project		# of FTEs before IDA Status	91.00		
Address Line1	3 EXECUTIVE BLVD	Original Estimate of Jobs to be Created	9.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	27,600.00		
City	SUFFERN	Annualized Salary Range of Jobs to be Created	20,000.00	To: 155,000.00	
State	NY	Original Estimate of Jobs to be Retained	91.00		
Zip - Plus4	10901	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	29,500.00		
Province/Region		Current # of FTEs	58.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	-33.00		
Applicant Name	EMPIRE EXECUTIVE INN LLC	Project Status			
Address Line1	3 EXECUTIVE BLVD				
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				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-22-02A				
Project Type	Lease	State Sales Tax Exemption		\$1,193.97	
Project Name	Friendship Ventures Assisted Living	Local Sales Tax Exemption		\$1,305.91	
		County Real Property Tax Exemption		\$0.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption		\$0.00	
Original Project Code		School Property Tax Exemption		\$70,661.00	
Project Purpose Category	Other Categories	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$12,400,000.00	Total Exemptions		\$73,160.88	
Benefited Project Amount	\$11,400,000.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$1.00			Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds				County PILOT	\$0.00
Not For Profit	No			Local PILOT	\$0.00
Date Project approved	9/23/2021			School District PILOT	\$12,719.00
Did IDA took Title to Property	Yes			Total PILOT	\$12,719.00
Date IDA Took Title to Property	12/1/2022			Net Exemptions	\$60,441.88
Year Financial Assistance is Planned to End	2042			Project Employment Information	
Notes	2022 - Project is under construction . PILOT begins in Sept. 2024 with the School Tax only. Full PILOT in effect 2025.				
Location of Project		# of FTEs before IDA Status		8.00	
Address Line1	156 West Clarkstown Road	Original Estimate of Jobs to be Created		8.00	
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)		45,000.00	
City	NEW CITY	Annualized Salary Range of Jobs to be Created		30,000.00	To: 70,000.00
State	NY	Original Estimate of Jobs to be Retained		8.00	
Zip - Plus4	10956	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)		45,000.00	
Province/Region		Current # of FTEs		21.00	
Country	United States	# of FTE Construction Jobs during Fiscal Year		0.00	
Applicant Information		Net Employment Change		13.00	
Applicant Name	Friendship Ventures, LLC				
Address Line1	32 Pine Tree Dr.	Project Status			
Address Line2					
City	POUGHKEEPSIE	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	12603	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-24-02A				
Project Type	Lease	State Sales Tax Exemption	\$727,537.35		
Project Name	IV2 Rockland Logistics Center LLC	Local Sales Tax Exemption	\$795,743.97		
		County Real Property Tax Exemption	\$0.00		
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$0.00		
Original Project Code		School Property Tax Exemption	\$0.00		
Project Purpose Category	Other Categories	Mortgage Recording Tax Exemption	\$1,419,587.44		
Total Project Amount	\$314,572,930.00	Total Exemptions	\$2,942,868.76		
Benefited Project Amount	\$251,549,381.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$1.00		Actual Payment Made	Payment Due Per Agreement	
Federal Tax Status of Bonds		County PILOT	\$0.00	\$0.00	
Not For Profit	No	Local PILOT	\$0.00	\$0.00	
Date Project approved	2/22/2024	School District PILOT	\$0.00	\$0.00	
Did IDA took Title to Property	Yes	Total PILOT	\$0.00	\$0.00	
Date IDA Took Title to Property	7/31/2024	Net Exemptions	\$2,942,868.76		
Year Financial Assistance is Planned to End	2035	Project Employment Information			
Notes	PILOT is being negotiated and has not commenced.				
Location of Project		# of FTEs before IDA Status	0.00		
Address Line1	25 Old Mill Road	Original Estimate of Jobs to be Created	400.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	67,142.00		
City	SUFFERN	Annualized Salary Range of Jobs to be Created	35,000.00	To: 105,000.00	
State	NY	Original Estimate of Jobs to be Retained	0.00		
Zip - Plus4	10901	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00		
Province/Region		Current # of FTEs	0.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	0.00		
Applicant Name	IV2 Rockland Logistics Center LLC				
Address Line1	Brookfield Place	Project Status			
Address Line2					
City	NEW YORK	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10281	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT	Payment Information	
Project Code	3901-20-01A			
Project Type	Tax Exemptions	State Sales Tax Exemption	\$0.00	
Project Name	Instrumentation Laboratory Company	Local Sales Tax Exemption	\$0.00	
		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	Other Categories	Mortgage Recording Tax Exemption	\$0.00	
Total Project Amount	\$27,000,000.00	Total Exemptions	\$0.00	
Benefited Project Amount	\$26,000,000.00	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	10/5/2020	School District PILOT		
Did IDA took Title to Property	No	Total PILOT	\$0.00	\$0.00
Date IDA Took Title to Property		Net Exemptions	\$0.00	
Year Financial Assistance is Planned to End	2023	Project Employment Information		
Notes	This project involves the renovation and redevelopment of an approximately 100,000 square foot existing facility and the construction of an approximately 30,000 foot expansion all to be used as warehouse, distribution, manufacturing and research and development facility.			
Location of Project		# of FTEs before IDA Status	246.00	
Address Line1	526 Route 303	Original Estimate of Jobs to be Created	30.00	
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	94,667.00	
City	ORANGEBURG	Annualized Salary Range of Jobs to be Created	55,030.00	To: 140,600.00
State	NY	Original Estimate of Jobs to be Retained	246.00	
Zip - Plus4	10962	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	55,030.00	
Province/Region		Current # of FTEs	281.00	
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00	
Applicant Information		Net Employment Change	35.00	
Applicant Name	Instrumentation Laboratory Company			
Address Line1	526 Route 303	Project Status		
Address Line2				
City	ORANGEBURG	Current Year Is Last Year for Reporting	Yes	
State	NY	There is no Debt Outstanding for this Project	Yes	
Zip - Plus4	10962	IDA Does Not Hold Title to the Property	Yes	
Province/Region		The Project Receives No Tax Exemptions	Yes	
Country	USA			

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General Project Information		Project Tax Exemptions & PILOT	Payment Information	
Project Code	3901-17-03A			
Project Type	Lease	State Sales Tax Exemption	\$701,196.42	
Project Name	JP Morgan Chase Data Center Project	Local Sales Tax Exemption	\$766,933.58	
		County Real Property Tax Exemption	\$0.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$179,201.85	
Original Project Code		School Property Tax Exemption	\$644,769.51	
Project Purpose Category	Construction	Mortgage Recording Tax Exemption	\$0.00	
Total Project Amount	\$425,000,000.00	Total Exemptions	\$2,292,101.36	
Benefited Project Amount	\$425,500,000.00	Total Exemptions Net of RPTL Section 485-b		
Bond/Note Amount		Pilot payment Information		
Annual Lease Payment	\$0.00		Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds		County PILOT	\$0.00	\$0.00
Not For Profit	No	Local PILOT	\$105,865.74	\$105,865.74
Date Project approved	9/1/2017	School District PILOT	\$470,624.83	\$470,624.83
Did IDA took Title to Property	Yes	Total PILOT	\$576,490.57	\$576,490.57
Date IDA Took Title to Property	9/1/2017	Net Exemptions	\$1,715,610.79	
Year Financial Assistance is Planned to End	2037	Project Employment Information		
Notes	In 2019, the project was under construction. The Data Center is located on 60 acres of land purchased for \$7.5 Million from the Town Orangeburg. The Tax Exempt site was a brownfield and has been remediated by JP Morgan Chase. The acreage is part of the former Rockland Psychiatric Center. The taxing entities have agreed to a 10 year PILOT once the facility is complicated. The project will consist of a single story data center of 150-200,000 square feet with potential expansion to 250,000 sq. ft. FFE to operate the facility will be purchased and kept current.			
Location of Project		# of FTEs before IDA Status	0.00	
Address Line1	140 Old Orangeburg Road	Original Estimate of Jobs to be Created	5.00	
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	80,000.00	
City	ORANGEBURG	Annualized Salary Range of Jobs to be Created	75,000.00	To: 90,000.00
State	NY	Original Estimate of Jobs to be Retained	0.00	
Zip - Plus4	10962	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00	
Province/Region		Current # of FTEs	25.00	
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00	
Applicant Information		Net Employment Change	25.00	
Applicant Name	JP Morgan Chase Bank N.A.			
Address Line1	237 Park Avenue, 12th Flr.	Project Status		
Address Line2				
City	NEW YORK	Current Year Is Last Year for Reporting		
State	NY	There is no Debt Outstanding for this Project		
Zip - Plus4	10017	IDA Does Not Hold Title to the Property		
Province/Region		The Project Receives No Tax Exemptions		

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-21-03A				
Project Type	Tax Exemptions	State Sales Tax Exemption	\$642,650.17		
Project Name	Manhattan Beer Distributors II	Local Sales Tax Exemption	\$702,898.62		
		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	\$1,345,548.79		
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	\$1,345,548.79		
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	247.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	-21.00		
Applicant Name	Manhattan Beer Distributors, LLC				
Address Line1	10 - 20 Dunnigan Drive	Project Status			
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				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-14-06A				
Project Type	Lease	State Sales Tax Exemption	\$0.00		
Project Name	Millennium Pipeline Company	Local Sales Tax Exemption	\$0.00		
		County Real Property Tax Exemption	\$102,891.00		
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$57,423.00		
Original Project Code		School Property Tax Exemption	\$706,414.00		
Project Purpose Category	Transportation, Communication, Electric, Gas and Sanitary Services	Mortgage Recording Tax Exemption	\$0.00		
Total Project Amount	\$0.00	Total Exemptions	\$866,728.00		
Benefited Project Amount	\$0.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$0.00		Actual Payment Made	Payment Due Per Agreement	
Federal Tax Status of Bonds			County PILOT	\$24,653.00	\$24,653.00
Not For Profit			Local PILOT	\$252,000.00	\$252,000.00
Date Project approved	3/1/2013		School District PILOT	\$38,347.00	\$38,347.00
Did IDA took Title to Property	Yes		Total PILOT	\$315,000.00	\$315,000.00
Date IDA Took Title to Property	3/1/2013		Net Exemptions	\$551,728.00	
Year Financial Assistance is Planned to End	2027	Project Employment Information			
Notes	The Company brought certiorari proceedings against the Taxing Entities. A settlement was reached to distribute the rebates over a period of years to reduce the impact of repayments by the taxing entities. The Agency approved the PILOT at the request of all parties. Consequently the full assessment amounts are not applicable.				
Location of Project		# of FTEs before IDA Status	0.00		
Address Line1	Gas line Easement	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	0.00		
Zip - Plus4	10901	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00		
Province/Region		Current # of FTEs	0.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	0.00		
Applicant Name	Millennium Pipeline Company				
Address Line1	One Blue Hill Plaza	Project Status			
Address Line2					
City	PEARL RIVER	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10965	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-22-04A				
Project Type	Lease	State Sales Tax Exemption	\$9,312.29		
Project Name	Momentive Performance Materials	Local Sales Tax Exemption	\$10,185.31		
		County Real Property Tax Exemption	\$0.00		
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$0.00		
Original Project Code		School Property Tax Exemption	\$0.00		
Project Purpose Category	Manufacturing	Mortgage Recording Tax Exemption	\$0.00		
Total Project Amount	\$8,000,000.00	Total Exemptions	\$19,497.60		
Benefited Project Amount	\$7,150,000.00	Total Exemptions Net of RPTL Section 485-b	\$0.00		
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$1.00		Actual Payment Made	Payment Due Per Agreement	
Federal Tax Status of Bonds		County PILOT	\$0.00	\$0.00	
Not For Profit	No	Local PILOT	\$0.00	\$0.00	
Date Project approved	11/30/2021	School District PILOT	\$0.00	\$0.00	
Did IDA took Title to Property	Yes	Total PILOT	\$0.00	\$0.00	
Date IDA Took Title to Property	5/18/2022	Net Exemptions	\$19,497.60		
Year Financial Assistance is Planned to End	2031	Project Employment Information			
Notes	This is a tax exemption only project. There is no PILOT benefit. The project is schedule to end in 2025.				
Location of Project		# of FTEs before IDA Status	80.00		
Address Line1	180 North Middletown Road	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	PEARL RIVER	Annualized Salary Range of Jobs to be Created	0.00 To: 0.00		
State	NY	Original Estimate of Jobs to be Retained	80.00		
Zip - Plus4	10965	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	139,032.00		
Province/Region		Current # of FTEs	73.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	-7.00		
Applicant Name	Momentive Performance Materials USA LLC	Project Status			
Address Line1	260 Hudson River Road				
Address Line2					
City	WATERFORD	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	12188	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-23-06A				
Project Type	Lease	State Sales Tax Exemption	\$72,367.25		
Project Name	Montbello Gateway LLC	Local Sales Tax Exemption	\$79,151.67		
		County Real Property Tax Exemption	\$0.00		
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$0.00		
Original Project Code		School Property Tax Exemption	\$840,580.00		
Project Purpose Category	Finance, Insurance and Real Estate	Mortgage Recording Tax Exemption	\$0.00		
Total Project Amount	\$17,600,000.00	Total Exemptions	\$992,098.92		
Benefited Project Amount	\$15,100,000.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$10.00		Actual Payment Made	Payment Due Per Agreement	
Federal Tax Status of Bonds		County PILOT	\$0.00	\$0.00	
Not For Profit		Local PILOT	\$0.00	\$0.00	
Date Project approved	1/20/2022	School District PILOT	\$107,420.25	\$107,420.25	
Did IDA took Title to Property	Yes	Total PILOT	\$107,420.25	\$107,420.25	
Date IDA Took Title to Property	12/1/2023	Net Exemptions	\$884,678.67		
Year Financial Assistance is Planned to End	2034	Project Employment Information			
Notes	PILOT will begin in 2024 with school tax. Full PILOT will begin in 2025.				
Location of Project		# of FTEs before IDA Status	0.00		
Address Line1	34 North Airmont Road	Original Estimate of Jobs to be Created	4.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	50,000.00		
City	SUFFERN	Annualized Salary Range of Jobs to be Created	50,000.00	To: 50,000.00	
State	NY	Original Estimate of Jobs to be Retained	0.00		
Zip - Plus4	10901	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00		
Province/Region		Current # of FTEs	0.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	0.00		
Applicant Name	Montbello Gateway LLC	Project Status			
Address Line1	1 Executive Blvd				
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				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-22-06A				
Project Type	Lease	State Sales Tax Exemption	\$1,064,451.18		
Project Name	Morgan Stanley	Local Sales Tax Exemption	\$1,164,243.47		
		County Real Property Tax Exemption	\$0.00		
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$0.00		
Original Project Code		School Property Tax Exemption	\$0.00		
Project Purpose Category	Finance, Insurance and Real Estate	Mortgage Recording Tax Exemption	\$0.00		
Total Project Amount	\$86,601,176.00	Total Exemptions	\$2,228,694.65		
Benefited Project Amount	\$84,441,485.00	Total Exemptions Net of RPTL Section 485-b	\$0.00		
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$1.00		Actual Payment Made	Payment Due Per Agreement	
Federal Tax Status of Bonds			County PILOT	\$0.00	\$0.00
Not For Profit	No		Local PILOT	\$0.00	\$0.00
Date Project approved	3/22/2022		School District PILOT	\$0.00	\$0.00
Did IDA took Title to Property	Yes		Total PILOT	\$0.00	\$0.00
Date IDA Took Title to Property	7/29/2022		Net Exemptions	\$2,228,694.65	
Year Financial Assistance is Planned to End	2031	Project Employment Information			
Notes	This project is sales tax only.				
Location of Project		# of FTEs before IDA Status	0.00		
Address Line1	1 Ramland Road	Original Estimate of Jobs to be Created	4.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	200,000.00		
City	ORANGEBURG	Annualized Salary Range of Jobs to be Created	150,000.00	To: 250,000.00	
State	NY	Original Estimate of Jobs to be Retained	0.00		
Zip - Plus4	10962	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00		
Province/Region		Current # of FTEs	2.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	2.00		
Applicant Name	Morgan Stanley Services Group	Project Status			
Address Line1	1585 Broadway				
Address Line2					
City	NEW YORK	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10019	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-22-02-A				
Project Type	Lease	State Sales Tax Exemption		\$14,587.19	
Project Name	Myrtle Gardens Housing	Local Sales Tax Exemption		\$15,954.19	
		County Real Property Tax Exemption		\$0.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption		\$0.00	
Original Project Code		School Property Tax Exemption		\$0.00	
Project Purpose Category	Other Categories	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$23,000,000.00	Total Exemptions		\$30,541.38	
Benefited Project Amount	\$20,000,000.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$1.00			Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds		County PILOT	\$0.00	\$0.00	\$0.00
Not For Profit	No	Local PILOT	\$0.00	\$0.00	\$0.00
Date Project approved	5/19/2022	School District PILOT	\$0.00	\$0.00	\$0.00
Did IDA took Title to Property	Yes	Total PILOT	\$0.00	\$0.00	\$0.00
Date IDA Took Title to Property	9/1/2022	Net Exemptions	\$30,541.38		
Year Financial Assistance is Planned to End	2035	Project Employment Information			
Notes	The correct project number for this project is 3901-22-07A				
Location of Project		# of FTEs before IDA Status	0.00		
Address Line1	22, 24,26 North Myrtle Avenue	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	SPRING VALLEY	Annualized Salary Range of Jobs to be Created	0.00	To: 0.00	
State	NY	Original Estimate of Jobs to be Retained	0.00		
Zip - Plus4	10977	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00		
Province/Region		Current # of FTEs	0.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	0.00		
Applicant Name	Samuel Wettenstein	Project Status			
Address Line1	13 Vincent Road				
Address Line2					
City	SPRING VALLEY	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10977	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-21-01				
Project Type	Tax Exemptions	State Sales Tax Exemption		\$0.00	
Project Name	New Antrim Pointe, LLC	Local Sales Tax Exemption		\$0.00	
		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	Other Categories	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$19,761,139.00	Total Exemptions		\$0.00	
Benefited Project Amount	\$18,805,266.00	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	11/20/2020		School District PILOT		
Did IDA took Title to Property	Yes		Total PILOT	\$0.00	\$0.00
Date IDA Took Title to Property	11/2/2021		Net Exemptions	\$0.00	
Year Financial Assistance is Planned to End	2032		Project Employment Information		
Notes	The project is the construction of multi-family workforce housing in the Village of Suffern.				
Location of Project		# of FTEs before IDA Status	7.00		
Address Line1	176-186 Lafayette Avenue	Original Estimate of Jobs to be Created	7.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	65,000.00		
City	SUFFERN	Annualized Salary Range of Jobs to be Created	45,000.00	To:	145,000.00
State	NY	Original Estimate of Jobs to be Retained	5.00		
Zip - Plus4	10901	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	65,000.00		
Province/Region		Current # of FTEs	2.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	-5.00		
Applicant Name	New Antrim Pointe, LLC	Project Status			
Address Line1	241 Hudson Street				
Address Line2					
City	HACKENSACK	Current Year Is Last Year for Reporting			
State	NJ	There is no Debt Outstanding for this Project			
Zip - Plus4	07601	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT	Payment Information	
Project Code	3901-16-00A			
Project Type	Lease	State Sales Tax Exemption	\$16,713.07	
Project Name	Pearl River Campus	Local Sales Tax Exemption	\$18,279.93	
		County Real Property Tax Exemption	\$327,164.20	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$1,167,514.80	
Original Project Code		School Property Tax Exemption	\$3,796,022.50	
Project Purpose Category	Construction	Mortgage Recording Tax Exemption	\$0.00	
Total Project Amount	\$106,800,000.00	Total Exemptions	\$5,325,694.50	
Benefited Project Amount	\$38,800,000.00	Total Exemptions Net of RPTL Section 485-b	\$0.00	
Bond/Note Amount		Pilot payment Information		
Annual Lease Payment	\$0.00		Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds			County PILOT	\$309,600.00
Not For Profit	No		Local PILOT	\$875,970.00
Date Project approved	11/18/2015		School District PILOT	\$3,314,430.00
Did IDA took Title to Property	Yes		Total PILOT	\$4,500,000.00
Date IDA Took Title to Property	11/18/2015		Net Exemptions	\$825,694.50
Year Financial Assistance is Planned to End	2025	Project Employment Information		
Notes	Note: Project Number is 3901-15-05A. Note: * To avoid a tax grievance, the Company and taxing entities entered into a PILOT that allowed the taxing entities to receive higher PILOT in early years and then decline in later years . This project is for construction and equipping of 6 buildings of the Pfizer Campus which were vacated when Pfizer moved out of the state, and thousands of jobs were lost. The project will create more than a thousand jobs once completed. Improvements and leasing will be completed over a 10 year period.			
Location of Project		# of FTEs before IDA Status	0.00	
Address Line1	401 N, Middletown Road	Original Estimate of Jobs to be Created	3.00	
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	155,000.00	
City	PEARL RIVER	Annualized Salary Range of Jobs to be Created	92,000.00	To: 275,000.00
State	NY	Original Estimate of Jobs to be Retained	0.00	
Zip - Plus4	10965	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	155,000.00	
Province/Region		Current # of FTEs	0.00	
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00	
Applicant Information		Net Employment Change	0.00	
Applicant Name	IRG/Pearl River Campus LLC			
Address Line1	111000 Santa	Project Status		
Address Line2	Monica Blvd Suite 850			
City	LOS ANGELES	Current Year Is Last Year for Reporting		
State	CA	There is no Debt Outstanding for this Project		
Zip - Plus4	90025	IDA Does Not Hold Title to the Property		
Province/Region		The Project Receives No Tax Exemptions		

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-22-12A				
Project Type	Lease	State Sales Tax Exemption		\$1,801.51	
Project Name	RCD Park Landowner	Local Sales Tax Exemption		\$1,970.41	
		County Real Property Tax Exemption		\$0.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption		\$0.00	
Original Project Code		School Property Tax Exemption		\$754,353.00	
Project Purpose Category	Wholesale Trade	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$55,650,000.00	Total Exemptions		\$758,124.92	
Benefited Project Amount	\$52,650,000.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$1.00			Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds		County PILOT	\$0.00		\$0.00
Not For Profit	No	Local PILOT	\$0.00		\$0.00
Date Project approved	3/17/2022	School District PILOT	\$79,828.00		\$79,282.00
Did IDA took Title to Property	Yes	Total PILOT	\$79,828.00		\$79,282.00
Date IDA Took Title to Property	9/1/2022	Net Exemptions	\$678,296.92		
Year Financial Assistance is Planned to End	2032	Project Employment Information			
Notes	2022 - Project is currently under construction. PILOT begins in Sept. 2024 with school tax. Fully PILOT in effect 2025.				
Location of Project		# of FTEs before IDA Status	0.00		
Address Line1	701 Executive Way	Original Estimate of Jobs to be Created	15.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	0.00		
City	VALLEY COTTAGE	Annualized Salary Range of Jobs to be Created	0.00	To: 1.00	
State	NY	Original Estimate of Jobs to be Retained	0.00		
Zip - Plus4	10989	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00		
Province/Region		Current # of FTEs	0.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	0.00		
Applicant Name	RCD Park Landowner LLC	Project Status			
Address Line1	One Meadowlands Plaza				
Address Line2					
City	EAST RUTHERFORD	Current Year Is Last Year for Reporting			
State	NJ	There is no Debt Outstanding for this Project			
Zip - Plus4	07073	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-14-02A				
Project Type	Tax Exemptions	State Sales Tax Exemption		\$0.00	
Project Name	Ramland Holdings LLC	Local Sales Tax Exemption		\$0.00	
		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	Construction	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$30,000,000.00	Total Exemptions		\$0.00	
Benefited Project Amount	\$1,100,000.00	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	9/26/2014	School District PILOT			
Did IDA took Title to Property	No	Total PILOT	\$0.00		\$0.00
Date IDA Took Title to Property		Net Exemptions	\$0.00		
Year Financial Assistance is Planned to End	2014	Project Employment Information			
Notes	This project expired in 2024. No benefits were utilized in 2024.				
Location of Project		# of FTEs before IDA Status	0.00		
Address Line1	1 Ramland Road	Original Estimate of Jobs to be Created	10.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	0.00		
City	ORANGEBURG	Annualized Salary Range of Jobs to be Created	50,000.00	To:	90,000.00
State	NY	Original Estimate of Jobs to be Retained	0.00		
Zip - Plus4	10962	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00		
Province/Region		Current # of FTEs	13.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	13.00		
Applicant Name	Ramland Holdings LLC	Project Status			
Address Line1	96 Freneau Ave				
Address Line2					
City	MATAWAN	Current Year Is Last Year for Reporting	Yes		
State	NJ	There is no Debt Outstanding for this Project	Yes		
Zip - Plus4	07747	IDA Does Not Hold Title to the Property	Yes		
Province/Region		The Project Receives No Tax Exemptions	Yes		
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-14-03-A				
Project Type	Lease	State Sales Tax Exemption		\$0.00	
Project Name	Raymour & Flanigan III Super Regional Warehouse Center & Distribution	Local Sales Tax Exemption		\$0.00	
		County Real Property Tax Exemption		\$133,334.47	
Project Part of Another Phase or Multi Phase	Yes	Local Property Tax Exemption		\$282,640.71	
Original Project Code	3901-12-01-A	School Property Tax Exemption		\$0.00	
Project Purpose Category	Other Categories	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$29,000,000.00	Total Exemptions		\$415,975.18	
Benefited Project Amount	\$29,000,000.00	Total Exemptions Net of RPTL Section 485-b		\$0.00	
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$0.00			Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds				County PILOT	\$86,374.89
Not For Profit	No			Local PILOT	\$86,837.99
Date Project approved	7/30/2014			School District PILOT	\$0.00
Did IDA took Title to Property	Yes			Total PILOT	\$173,212.88
Date IDA Took Title to Property	7/30/2014			Net Exemptions	\$242,762.30
Year Financial Assistance is Planned to End	2025				
Notes	Phase III completes the expansion of Phase I and Phase II into a Regional Warehouse and Distribution Center. Phase I and II are completed, the final Phase has been completed; Financial Assistance currently represents a PILOT as approved by the taxing entities. In 2019 the company employed 358, of which 7 were new jobs.				
Location of Project		# of FTEs before IDA Status		0.00	
Address Line1	30 Dunnigan Dr	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		0.00	
Zip - Plus4	10901	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)		0.00	
Province/Region		Current # of FTEs		328.00	
Country	United States	# of FTE Construction Jobs during Fiscal Year		0.00	
Applicant Information		Net Employment Change		328.00	
Applicant Name	Suffern CDC LLC/Raymour & Flanigan				
Address Line1	7248 Morgan Rd	Project Status			
Address Line2					
City	LIVERPOOL	Current Year Is Last Year for Reporting		Yes	
State	NY	There is no Debt Outstanding for this Project		Yes	
Zip - Plus4	13088	IDA Does Not Hold Title to the Property		Yes	
Province/Region		The Project Receives No Tax Exemptions		Yes	
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-23-07A				
Project Type	Lease	State Sales Tax Exemption	\$0.00		
Project Name	Regeneron Pharmaceuticals	Local Sales Tax Exemption	\$0.00		
		County Real Property Tax Exemption	\$0.00		
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$0.00		
Original Project Code		School Property Tax Exemption	\$887,520.67		
Project Purpose Category	Manufacturing	Mortgage Recording Tax Exemption	\$0.00		
Total Project Amount	\$138,000,000.00	Total Exemptions	\$887,520.67		
Benefited Project Amount	\$138,000,000.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$1.00		Actual Payment Made	Payment Due Per Agreement	
Federal Tax Status of Bonds		County PILOT	\$0.00	\$0.00	
Not For Profit	No	Local PILOT	\$0.00	\$0.00	
Date Project approved	9/27/2023	School District PILOT	\$675,579.48	\$675,579.48	
Did IDA took Title to Property	Yes	Total PILOT	\$675,579.48	\$675,579.48	
Date IDA Took Title to Property	12/1/2023	Net Exemptions	\$211,941.19		
Year Financial Assistance is Planned to End	2038	Project Employment Information			
Notes	Construct expected to begin Q1 2025. PILOT stated 2024 with school tax. Village and Town PILOT will start 2025.				
Location of Project		# of FTEs before IDA Status	0.00		
Address Line1	1 Avon Place	Original Estimate of Jobs to be Created	230.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	188,038.00		
City	SUFFERN	Annualized Salary Range of Jobs to be Created	71,658.00	To: 434,345.00	
State	NY	Original Estimate of Jobs to be Retained	0.00		
Zip - Plus4	10901	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00		
Province/Region		Current # of FTEs	0.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	0.00		
Applicant Name	Regeneron Pharmaceuticals, Inc	Project Status			
Address Line1	1 Avon Place				
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				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-23-05A				
Project Type	Bonds/Notes Issuance	State Sales Tax Exemption		\$82,810.76	
Project Name	Rockland Gardens	Local Sales Tax Exemption		\$90,574.26	
		County Real Property Tax Exemption		\$0.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption		\$0.00	
Original Project Code		School Property Tax Exemption		\$0.00	
Project Purpose Category	Other Categories	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$25,893,781.00	Total Exemptions		\$173,385.02	
Benefited Project Amount	\$23,571,098.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount	\$14,000,000.00	Pilot payment Information			
Annual Lease Payment				Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds	Tax Exempt	County PILOT		\$0.00	\$0.00
Not For Profit	No	Local PILOT		\$0.00	\$0.00
Date Project approved	9/30/2022	School District PILOT		\$0.00	\$0.00
Did IDA took Title to Property	No	Total PILOT		\$0.00	\$0.00
Date IDA Took Title to Property		Net Exemptions		\$173,385.02	
Year Financial Assistance is Planned to End	2027	Project Employment Information			
Notes	2024 - PILOT has been authorized, but not executed.				
Location of Project		# of FTEs before IDA Status		0.00	
Address Line1	106 Airport Exective Park	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	NANUET	Annualized Salary Range of Jobs to be Created		0.00	To: 0.00
State	NY	Original Estimate of Jobs to be Retained		0.00	
Zip - Plus4	10954	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)		0.00	
Province/Region		Current # of FTEs		3.00	
Country	United States	# of FTE Construction Jobs during Fiscal Year		0.00	
Applicant Information		Net Employment Change		3.00	
Applicant Name	Rockland Housing Partners LP	Project Status			
Address Line1	415 First Avenue North				
Address Line2					
City	SEATTLE	Current Year Is Last Year for Reporting			
State	WA	There is no Debt Outstanding for this Project			
Zip - Plus4	98109	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-21-08A				
Project Type	Bonds/Notes Issuance	State Sales Tax Exemption		\$0.00	
Project Name	Spring Valley Preservation	Local Sales Tax Exemption		\$0.00	
		County Real Property Tax Exemption		\$0.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption		\$0.00	
Original Project Code		School Property Tax Exemption		\$0.00	
Project Purpose Category	Other Categories	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$44,750,000.00	Total Exemptions		\$0.00	
Benefited Project Amount	\$44,750,000.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount	\$34,410,000.00	Pilot payment Information			
Annual Lease Payment				Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds	Tax Exempt	County PILOT	\$0.00	\$0.00	\$0.00
Not For Profit	No	Local PILOT	\$0.00	\$0.00	\$0.00
Date Project approved	4/29/2021	School District PILOT	\$0.00	\$0.00	\$0.00
Did IDA took Title to Property	Yes	Total PILOT	\$0.00	\$0.00	\$0.00
Date IDA Took Title to Property	12/16/2021	Net Exemptions	\$0.00		
Year Financial Assistance is Planned to End	2067	Project Employment Information			
Notes	The project includes Lakeview Village (144 unit senior affordable housing) and Highview Apartments (76 unit family affordable housing).				
Location of Project		# of FTEs before IDA Status	6.00		
Address Line1	1-167 Lakeview Village	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	SPRING VALLEY	Annualized Salary Range of Jobs to be Created	40,000.00	To: 70,000.00	
State	NY	Original Estimate of Jobs to be Retained	6.00		
Zip - Plus4	10977	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	55,000.00		
Province/Region		Current # of FTEs	6.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	0.00		
Applicant Name	Spring Valley Preservation Limited Partnership				
Address Line1	200 Vesey Street	Project Status			
Address Line2					
City	NEW YORK	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10281	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-22-10A				
Project Type	Lease	State Sales Tax Exemption		\$54,106.75	
Project Name	TRHV	Local Sales Tax Exemption		\$59,179.25	
		County Real Property Tax Exemption		\$0.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption		\$0.00	
Original Project Code		School Property Tax Exemption		\$0.00	
Project Purpose Category	Services	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$20,100,000.00	Total Exemptions		\$113,286.00	
Benefited Project Amount	\$19,500,000.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$1.00			Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds		County PILOT	\$0.00	\$0.00	\$0.00
Not For Profit	No	Local PILOT	\$0.00	\$0.00	\$0.00
Date Project approved	2/17/2022	School District PILOT	\$0.00	\$0.00	\$0.00
Did IDA took Title to Property	Yes	Total PILOT	\$0.00	\$0.00	\$0.00
Date IDA Took Title to Property	9/1/2022	Net Exemptions	\$113,286.00		
Year Financial Assistance is Planned to End	2031	Project Employment Information			
Notes	2022 - Project is under construction. PILOT begins in 2025.				
Location of Project		# of FTEs before IDA Status	0.00		
Address Line1	150 Sister Servants Lane	Original Estimate of Jobs to be Created	50.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	66,500.00		
City	SLOATSBURG	Annualized Salary Range of Jobs to be Created	25,000.00	To:	120,000.00
State	NY	Original Estimate of Jobs to be Retained	0.00		
Zip - Plus4	10974	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00		
Province/Region		Current # of FTEs	51.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	51.00		
Applicant Name	TRHV, LLC	Project Status			
Address Line1	12220 Cotharin Road				
Address Line2					
City	MALIBU	Current Year Is Last Year for Reporting			
State	CA	There is no Debt Outstanding for this Project			
Zip - Plus4	90265	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

Annual Report for Rockland County Industrial Development Agency

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Run Date: 03/26/2025
 Status: CERTIFIED
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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-21-A06				
Project Type	Lease	State Sales Tax Exemption	\$3,131.90		
Project Name	Uneeda Enterprizes, Inc.	Local Sales Tax Exemption	\$3,425.52		
		County Real Property Tax Exemption	\$0.00		
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption	\$0.00		
Original Project Code		School Property Tax Exemption	\$0.00		
Project Purpose Category	Manufacturing	Mortgage Recording Tax Exemption	\$0.00		
Total Project Amount	\$5,415,000.00	Total Exemptions	\$6,557.42		
Benefited Project Amount	\$5,100,000.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$0.00		Actual Payment Made	Payment Due Per Agreement	
Federal Tax Status of Bonds		County PILOT	\$0.00	\$0.00	
Not For Profit		Local PILOT	\$0.00	\$0.00	
Date Project approved	6/17/2021	School District PILOT	\$0.00	\$0.00	
Did IDA took Title to Property	Yes	Total PILOT	\$0.00	\$0.00	
Date IDA Took Title to Property	8/1/2021	Net Exemptions	\$6,557.42		
Year Financial Assistance is Planned to End	2031	Project Employment Information			
Notes	Uneeda Enterprizes is a manufacturing and distribution company. 2021 - Project is under construction. PILOT authorized but not finalized.				
Location of Project		# of FTEs before IDA Status	67.00		
Address Line1	640 Chestnut Ridge Road	Original Estimate of Jobs to be Created	22.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	55,000.00		
City	CHESTNUT RIDGE	Annualized Salary Range of Jobs to be Created	41,000.00	To: 60,000.00	
State	NY	Original Estimate of Jobs to be Retained	67.00		
Zip - Plus4	10977	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	68,000.00		
Province/Region		Current # of FTEs	66.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	-1.00		
Applicant Name	Uneeda Enterprizes, Inc.	Project Status			
Address Line1	640 Chestnut Ridge Road				
Address Line2					
City	CHESTNUT RIDGE	Current Year Is Last Year for Reporting			
State	NY	There is no Debt Outstanding for this Project			
Zip - Plus4	10977	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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General Project Information		Project Tax Exemptions & PILOT		Payment Information	
Project Code	3901-22-09A				
Project Type	Lease	State Sales Tax Exemption		\$2,614.04	
Project Name	Washington Mews	Local Sales Tax Exemption		\$2,859.10	
		County Real Property Tax Exemption		\$0.00	
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption		\$0.00	
Original Project Code		School Property Tax Exemption		\$0.00	
Project Purpose Category	Other Categories	Mortgage Recording Tax Exemption		\$0.00	
Total Project Amount	\$15,000,000.00	Total Exemptions		\$5,473.14	
Benefited Project Amount	\$14,000,000.00	Total Exemptions Net of RPTL Section 485-b			
Bond/Note Amount		Pilot payment Information			
Annual Lease Payment	\$1.00			Actual Payment Made	Payment Due Per Agreement
Federal Tax Status of Bonds		County PILOT	\$0.00	\$0.00	\$0.00
Not For Profit	No	Local PILOT	\$0.00	\$0.00	\$0.00
Date Project approved	11/22/2021	School District PILOT	\$0.00	\$0.00	\$0.00
Did IDA took Title to Property	Yes	Total PILOT	\$0.00	\$0.00	\$0.00
Date IDA Took Title to Property	7/29/2022	Net Exemptions	\$5,473.14		
Year Financial Assistance is Planned to End	2031	Project Employment Information			
Notes	2022 - Project is under construction. This is a tax exemption only project and expires in 2025.				
Location of Project		# of FTEs before IDA Status	0.00		
Address Line1	15 Washington Avenue	Original Estimate of Jobs to be Created	4.00		
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	45,000.00		
City	SUFFERN	Annualized Salary Range of Jobs to be Created	25,000.00	To: 75,000.00	
State	NY	Original Estimate of Jobs to be Retained	0.00		
Zip - Plus4	10901	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	0.00		
Province/Region		Current # of FTEs	2.00		
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00		
Applicant Information		Net Employment Change	2.00		
Applicant Name	Washington Mews, LLC	Project Status			
Address Line1	67 Ramapo Valley Rd.				
Address Line2					
City	MAHWAH	Current Year Is Last Year for Reporting			
State	NJ	There is no Debt Outstanding for this Project			
Zip - Plus4	07430	IDA Does Not Hold Title to the Property			
Province/Region		The Project Receives No Tax Exemptions			
Country	USA				

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IDA Projects Summary Information:

Total Number of Projects	Total Exemptions	Total PILOT Paid	Net Exemptions	Net Employment Change
44	\$25,701,258.69	\$7,667,519.33	\$18,033,739.36	792

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Additional Comments