

Rockland County

**IDA**  
Industrial Development Agency



# ANNUAL REPORT

2025

PROMOTING ECONOMIC DEVELOPMENT





## STEVEN PORATH

*Executive Director*



The past year has once again marked an exceptional period of progress for the Rockland IDA. Our County's expanding datacenter sector continues to thrive, bringing unprecedented dollars in new private investment and strengthening the local economy. Our dedication to advancing both affordable and market-rate housing has helped the community make meaningful headway in confronting the region's housing challenges. We also deepened our commitment to improving quality of life by collaborating with local educational and quality of life institutions to broaden workforce development opportunities. Together with several other initiatives approved this year, these efforts reflect an Agency that consistently fulfills its mission. Just as important, while state regulations provides the framework for our work, it is the people behind the Agency who truly drive our success.

Our Board's unwavering dedication and shared vision ensure that the organization remains impactful and forward-thinking. Our legal team brings exceptional expertise and precision, safeguarding community interests and ensuring every project aligns with the Agency's purpose. And our staff—day in and day out—surpass expectations, maintaining rigorous operational standards while serving as exemplary representatives to our partners across government, nonprofit, business, and community sectors. I consider it a privilege to work alongside the entire Rockland IDA team.

This annual report offers a snapshot of the year's accomplishments and stands as another proud chapter in the Agency's ongoing story of achievement. Enjoy !

Yours,  
Steven Porath  
Executive Director



# VISION AND MISSION

## VISION

The Rockland IDA actively promotes, attracts and encourages the development of sound commerce and industry by offering financial assistance and benefits to business locating and expanding in Rockland County

## MISSION

The agency's mission is to strengthen Rockland County's economy and quality of life by expanding job opportunities, supporting public health and overall prosperity, and improving recreation and living standards. It does this by promoting and assisting the growth of manufacturing, warehousing, office space, research facilities, cultural and educational institutions, health-care services, senior living communities, and both affordable and market-rate housing throughout the county





# ENABLING LEGISLATION

In accordance with New York State General Municipal Law article 18-A, the County of Rockland Industrial Development Agency was established in 1980. Its purpose is to develop economically sound commerce and industry by providing financial incentives and inducements that will result in business establishment, relocation to, or expansion in Rockland County. It does so in order to advance job opportunities and to preserve the County's economic health, prosperity, and quality of life.

## BOARD OF DIRECTORS :

- *Timothy Riley* : Chair
- *Raja Amar* : Vice-Chair
- *Irene Coughlin* : Treasurer
- *Peggy Zugibe* : Secretary
- *Dr. Mark Geller* : Member

## STAFF :

- *Steven Porath* : Executive Director
- *Heidi Vandiver* : Director of Operations
- *Sarah McTasney* : Business Relations Manager
- *Siddhantika Thorat* : Operations Analyst



# BOARD MEETINGS

In 2025, the Rockland County Industrial Development Agency (IDA) held its regular board meetings monthly at the Rockland IDA office located at 254 South Main Street, Suite 410, New City, NY. These meetings were open to the public and accessible via live stream on the Rockland IDA's YouTube channel.

## Meeting Schedule and Highlights:

- January 30, 2025: The Board reviewed the Jawonio partnership resolution and approved the authorizing resolution for Metrowall.
- February 20, 2025: Authorizing resolution for Connectivity and Jawonio partnership resolution were approved. An amended authorizing resolution for 59 Owner LLC was approved.
- March 20, 2025: The Board reviewed the 2024 annual audit, and readopted IDA/REAC policies. Authorizing resolution for Schreiner Group was approved.
- April 8, 2025: The Board reviewed the application for Custom European Imports and Orangetown Palisades.
- May 7, 2025: An application for Tower Research Capital LLC was reviewed and approved, resulting in an inducement. The Board also voted to approve the updated labor policy.
- June 12, 2025: Applications for Village Square Haverstraw, The Trade Desk and Golden Taste were reviewed and approved.
- July 23, 2025: The Board reviewed the application for Yossi's Woodworx resulting in an inducement. The Board also approved the authorizing resolution for Village Square Haverstraw.
- August 2025: No board meeting was held this month.
- September 25, 2025: The Board reviewed the application for GK Congers LLC resulting in an inducement. The Board approved inducement resolution for Yossi's Woodworx and authorizing resolution for Village Square & 30 West housing projects along with evaluation of the Amended Schreiner Application.
- October 28, 2025: Authorizing resolutions for GK Congers, Schreiner Group and Yossi's Woodwork were approved by the Board. The Board reviewed and approved a 5-Year IDA budget.
- November 2025: No board meeting was held this month.
- December 16, 2025: BRIDGES joined the Board to discuss their potential partnership with IDA. In addition, the Board reviewed the updated application and approved the authorizing resolution for GK Congers LLC. The Board also reviewed and approved the resolution of termination and recapture of Regeneron Pharmaceuticals incentives.

For detailed agendas, minutes, and livestream recordings of each meeting, please visit the Rockland IDA's official website.

# TOTAL CAPITAL INVESTMENTS 2025

In the year 2025, IDA assisted projects that generated approximately \$4 billion in total capital investment across Rockland County. These investments reflect continued strength in large-scale development, advanced infrastructure, manufacturing, logistics, housing, and community-serving facilities.

## Orangetown

- Total Capital Investment: 2.9 billion
- Primary Contributors: JP Morgan Chase Data Centers and CoreWeave Inc., with additional significant contributions from DataBank Holdings and Tower Research Capital.

## Ramapo

- Total Capital Investment: \$682 million
- Primary Contributors: Majority of the investment was driven by the IV2 Rockland Logistics LLC, followed by Schreiner Group Facility, 59 Owner LLC and Spring Valley Preservation.

## Haverstraw

- Total Capital Investment: \$168 million
- Primary Contributors: Admirals Cove Holdings and 30 West Housing, along with Northern Riverview, Friendship Ventures Assisted Living and other assisted-living facilities.

## Clarkstown

- Total Capital Investment: \$138.5 million
- Primary Contributors: RCD Park Landowner, the Crystal Run Project, and Chartwell Pharmaceuticals, with additional contributions from manufacturing and wholesale trade facilities.

## Stony Point

- Total Capital Investment: \$203 million
- Primary Contributors: The Champlain Hudson Power Express project, a major clean-energy infrastructure initiative

# NEW CAPITAL INVESTMENTS 2025

The new 2025 projects represent \$1.3 billion in total capital investment across three Rockland County towns - Orangetown (accounts for the largest share) followed by Ramapo and Haverstraw.

## Orangetown

- Total Capital Investment: \$1.2 billion
- Primary Contributors: Orangetown is the largest driver of 2025 investment, led by three major financial/technology initiatives: J.P. Morgan Chase II (Data Center), Point 72 and Tower Research.

## Ramapo

- Total Capital Investment: \$71 million
- Primary Contributors Ramapo's contribution is anchored by: Schreiner Group.

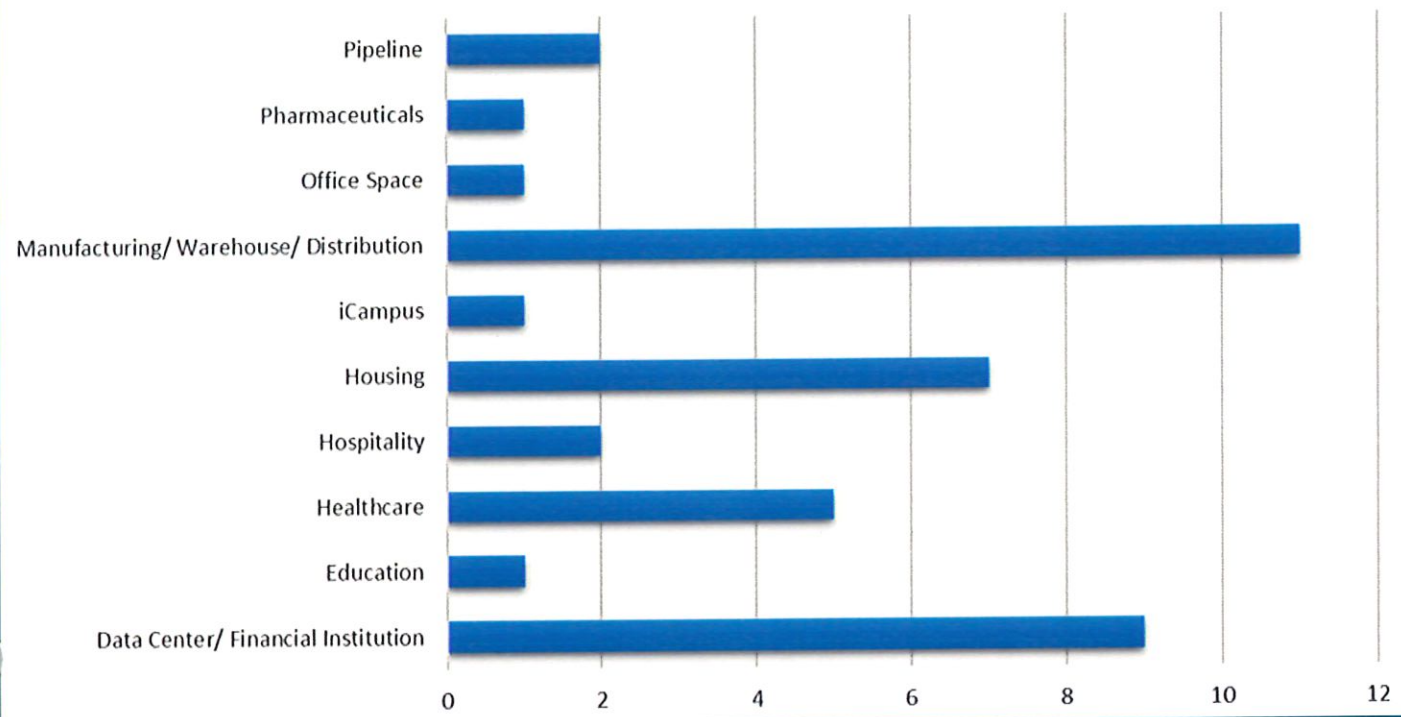
## Haverstraw

- Total Capital Investment: \$44 million
- Primary Contributors: Haverstraw's investment comes from a variety of projects, as well as Assisted Living at Northern Riverview and 30 West projects.

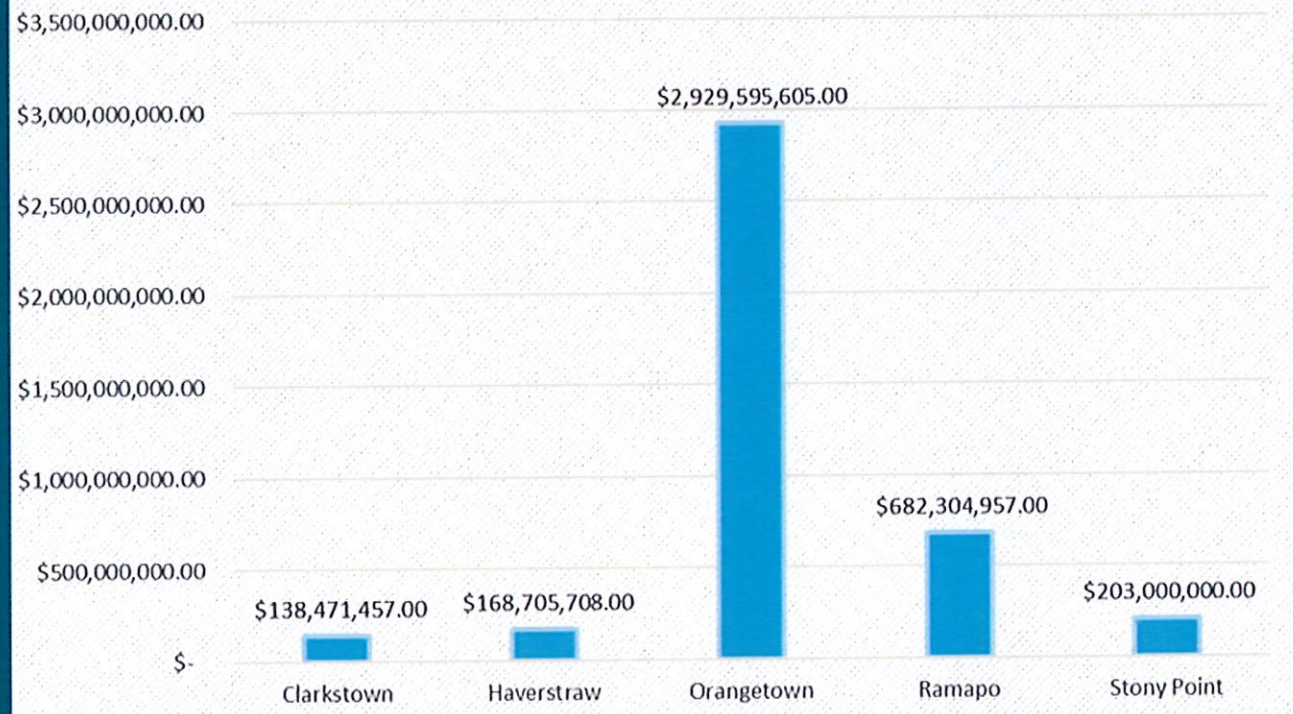


# PROJECTS BY INDUSTRY 2025

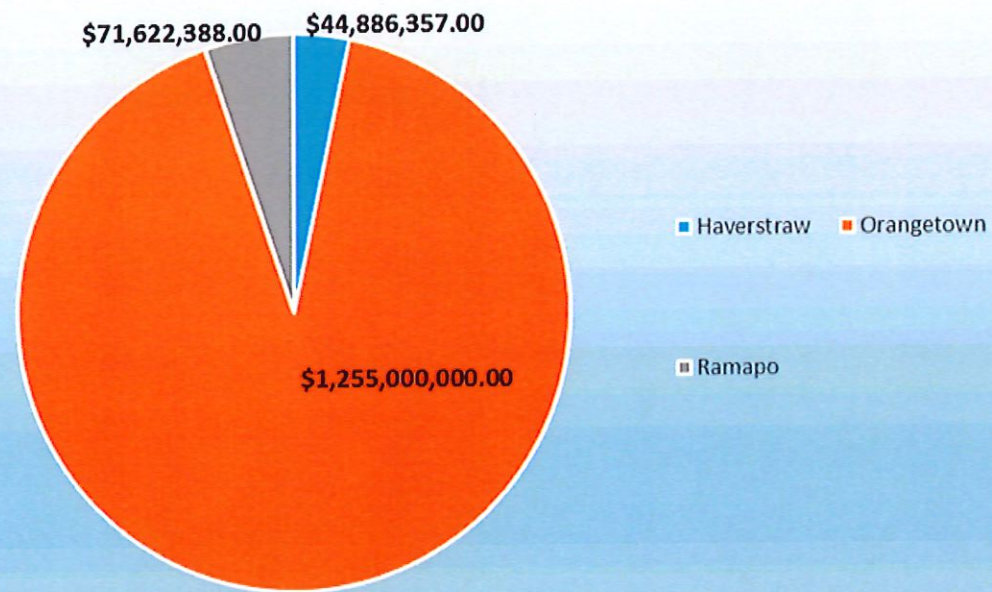
Rockland IDA Projects by Industry 2025



**Capital Investments by Town  
All Active Projects 2025**



**Capital Investments by Town  
New Projects 2025**





# REAC BONDS 2025

In calendar year 2025, REAC issued \$246.8 million in tax-exempt bonds to support healthcare, education, and community-based nonprofit organizations.

- Bon Secours Charity Health Systems, Inc. received a combined \$175 million across four bond issuances, supporting hospital facilities and healthcare infrastructure.
- Dominican University received ~\$34 million in bond allocation.
- Additional past recipients included:
  - The New York Foundling Hospital
  - St. Thomas Aquinas College
  - Mental Health Association of Rockland County
  - Congregation Pe'er Bais Yaakov

These issuances reflect REAC's continued role in facilitating access to capital for mission-driven organizations and strengthening essential services throughout the region.



## 2025 ROCKLAND IDA STE UTILIZATION ANALYSIS

The Rockland Industrial Development Agency (IDA) provides Sales Tax Exemptions (STE) to incentivize development projects across various industries.

*The total STE allotment for 2025 was \$231 million, with \$101 million utilized to date, reflecting an overall utilization rate of 66%*

This Sales Tax Exemption (STE) Report underscores the Rockland Industrial Development Agency's (RIDA) continued dedication to promoting economic growth and development throughout Rockland County. By strategically deploying tax incentives, RIDA assists a wide range of projects that support job creation, encourage private investment, and enhance the county's overall economic competitiveness. These sales tax exemptions help ease the financial challenges associated with business expansion and capital improvements, enabling both existing businesses and emerging enterprises to succeed in Rockland County's dynamic economy. The annual STE Report offers a transparent summary of approved exemptions, utilization levels, and the measurable benefits achieved by participating in businesses. Through careful oversight and responsible stewardship, RIDA remains committed to using these incentives to spur opportunity, improve local infrastructure, and reinforce Rockland County's position as a leading destination for business growth and innovation.

Name of Projects	STE Expires	Total STE Allocation	Total STE Claimed 2025	Total STE Used To Date	Total % of STE Used To Date
			\$108,660.49	\$142,914.80	92%
Myrtle Corner	9/30/2026	\$155,922.00	\$264,863.93	\$295,405.85	32%
22, 24, 26 N. Myrtle Ave	9/30/2026	\$921,250.00	\$104,594.33	\$1,111,443.34	67%
59 Owner LLC	12/15/2025	\$1,665,000.00	\$1,846,952.00	\$3,896,043.71	47%
1547 - CSR - 2024	7/25/2029	\$8,375,000.00	\$0.00	\$1,788,036.21	218%
Admirals Cove LLC	1/7/2025	\$819,679.00	\$0.00	\$230,987.97	69%
Aptar Group Inc	5/2/2026	\$335,000.00	\$0.00	\$962,060.65	100%
Asahi Depository	11/27/2026	\$963,125.00	\$0.00	\$25,770.36	98%
AutoPro	2/27/2027	\$26,381.25	\$0.00	\$41,244.00	62%
Building Better Dreams	4/13/2026	\$67,000.00	\$0.00	\$48,102,005.38	96%
Coreweave	11/1/2034	\$50,250,000.00	\$47,985,752.00	\$3,037,930.88	39%
Databank Holdings LTD	12/31/2025	\$7,769,647.00	\$736,920.76	\$956,279.63	48%
Filben Group (Braemar)(Montebello Realty)	7/27/2025	\$1,976,809.00	\$0.00	\$200,264.92	60%
Friendship Ventures, LLC	6/30/2024	\$335,000.00	\$0.00	\$112,653.49	30%
Green Development	5/1/2026	\$373,546.00	\$112,653.49	\$3,231,417.82	54%
IV2	7/31/2027	\$6,011,221.00	\$1,708,136.50	\$1,273,165.00	2%
JP Morgan Chase Data Center - II	12/17/2044	\$76,715,000.00	\$0.00	\$14,036,167.00	40%
JP Morgan Chase Data Center	9/1/2037	\$35,500,000.00	\$136,908.01	\$6,456,311.04	93%
Manhattan Beer II	12/31/2026	\$6,951,250.00	\$57,271.00	\$410,733.03	93%
Momentive	5/18/2025	\$439,687.50	\$76,526.42	\$369,868.17	49%
Montebello Gateway	9/12/2026	\$753,750.00	\$2,419,083.95	\$6,534,257.88	90%
Morgan Stanley Services Group	7/29/2029	\$7,252,840.00	\$17,297.00	\$2,178,582.30	61%
Pearl River Campus/IRG	11/18/2025	\$3,592,875.00	\$0.00	\$0.00	0%
Point 72	4/22/2035	\$8,793,750.00	\$0.00	\$1,341,411.92	53%
RCD Park Landowner, LLC	12/15/2025	\$2,520,000.00	\$0.00	\$173,385.02	91%
Rockland Gardens	10/31/2026	\$190,532.00	\$0.00	\$0.00	0%
Schreiner Group Facility	12/31/2027	\$1,300,000.00	\$0.00	\$2,787,971.00	51%
Tower Research Capital	8/14/2035	\$5,443,750.00	\$2,787,971.00	\$1,024,389.71	94%
TRHV, LLC	8/10/2026	\$1,086,559.00	\$0.00	\$561,879.81	96%
Washington Mews, LLC	7/29/2025	\$586,250.00	\$0.00	\$0.00	44%
<b>TOTAL</b>		<b>\$231,170,823.75</b>	<b>\$59,636,755.88</b>	<b>\$101,282,580.89</b>	

\*Admirals Cove, has exceeded their STE and is not in compliance. We are working with the Counsel and project to resolve this matter



## 2025 ROCKLAND IDA PILOT PROGRAM

The Payment In Lieu of Taxes (PILOT) program administered by the Rockland Industrial Development Agency (IDA) continues to fulfill its intended purpose – “To expand the tax base while fostering economic development without creating a tax burden on residents.” The 2024 and 2025 PILOT payments reflect steady growth in taxable revenue, showcasing the program’s role in incentivizing business investment and job creation across multiple municipalities.

### Growth in PILOT Contributions:

The overall PILOT payments in Rockland County have shown a notable increase from 2024 to 2025, demonstrating that the participating projects are successfully transitioning into stronger revenue contributors as their PILOT programs mature.

Several key takeaways from the report include:

- Clarkstown saw an increase in total PILOT payments from \$695,910 in 2024 to \$866,463 in 2025, largely due to projects such as Chartwell Hemlock Realty, Crystal Run Healthcare and Friendship Ventures.
- Orangetown continues to lead in PILOT contributions, with total payments rising from \$5,529,746 in 2024 to \$5,558,062 in 2025. On the other hand, Haverstraw has witnessed an evident surge in the total PILOT payments from \$173,791 in 2024 to \$889,403 in 2025 majorly bolstered by investments such as Assisted Living and Northern Riverview projects.
- Ramapo faced a shift as a PILOT expired, but it was also compensated with a new PILOT contribution by TRHV (\$87,457), ensuring continued growth.

### A Sustainable Economic Model:

The PILOT program is working as designed by allowing businesses to establish themselves with tax incentives and, over time, contribute significantly to local tax revenues. As certain PILOTs expire (e.g. Raymour and Flanagan), these businesses transition into fully tax-paying entities, further reinforcing the tax base without requiring a tax rate hike on residents. Meanwhile, new PILOT agreements continue to attract investment, ensuring a continuous cycle of economic growth. This model allows municipalities to support development while maintaining fiscal stability.



## 2025 ROCKLAND IDA PILOT PROGRAM

### Only Growth:

One of the most significant benefits of the PILOT program is that it avoids tax grievances or reductions while steadily increasing overall tax contributions. By offering structured incentives, businesses receive initial support but ultimately become long-term contributors to municipal budgets. This ensures that local services, schools, and infrastructure projects benefit from sustained funding without imposing additional burdens on taxpayers.

### Conclusion:

The 2025-2026 Rockland IDA PILOT report highlights a successful trajectory of increasing tax contributions through well-structured agreements that attract and retain businesses. The program not only fosters economic development but does so in a way that ensures the long-term financial strength of Rockland County. As expired PILOT agreements transition businesses into the traditional tax framework and new investments enter the program, the PILOT initiative continues to drive growth, stability, and community benefits.



**ROCKLAND IDA**  
**2024/2025**  
**Total PILOT Payments by Project and Town**

Project	2024 PILOT Payments	2025 PILOT Payments	Town
Chartwell Hemlock Realty	\$ 86,910.00	\$ 108,373.07	Clarkstown
Congers/EDCNY	\$ 93,968.00	\$ 96,752.73	Clarkstown
Crystal Run Healthcare	\$ 422,485.00	\$ 442,788.57	Clarkstown
Friendship Ventures	\$ 12,719.00	\$ 40,891.22	Clarkstown
RCD Park Landowner	\$ 79,828.00	\$ 177,657.63	Clarkstown
	<b>\$ 695,910.00</b>	<b>\$ 866,463.22</b>	
Admirals Cove	\$ 157,925.00	\$ 199,680.00	Haverstraw
Assisted Living	\$ -	\$ 589,062.07	Haverstraw
Building Better Dreams	\$ 15,866.12	\$ 23,487.60	Haverstraw
Northern Riverview	\$ -	\$ 326,987.39	Haverstraw
	<b>\$ 173,791.12</b>	<b>\$ 1,139,217.06</b>	
Diversified Glass	\$ 91,862.61	\$ 97,187.54	Orangetown
JP Morgan Chase	\$ 576,490.57	\$ 604,676.28	Orangetown
Pearl River Campus ( IRG )	\$ 4,500,000.00	\$ 4,500,000.00	Orangetown
Premier Brands	\$ 233,147.73	\$ 232,849.54	Orangetown
TZ Vista	\$ 128,245.92	\$ 123,348.67	Orangetown
	<b>\$ 5,529,746.83</b>	<b>\$ 5,558,062.03</b>	
59 Owner LLC	\$ 82,766.94	\$ 141,849.42	Ramapo
Braemar Assisted Living	\$ 93,072.48	\$ 173,483.54	Ramapo
Empire Executive Inn, LLC	\$ 221,259.97	\$ 225,621.75	Ramapo
Millennium Pipeline	\$ 315,000.00	\$ 315,000.00	Ramapo
Montebello Gateway	\$ 107,420.00	\$ 177,603.30	Ramapo
Raymour & Flanagan**	\$ 173,212.88	PILOT Expired	Ramapo
Regeneron	\$ 675,579.48	\$ 1,118,957.20	Ramapo
TRHV	\$ -	\$ 87,457.50	Ramapo
	<b>\$ 1,668,311.75</b>	<b>\$ 2,239,972.71</b>	

\*\* Village and town PILOT payments were made in 2024, School Tax PILOT payment expired in 2023 and the entire PILOT has expired in 2025



# OPERATIONS REPORT

In 2025, the Rockland County Industrial Development Agency continued to strengthen its internal operations, compliance practices, and data collection, with a clear focus on transparency and alignment with Authorities Budget Office ("ABO") expectations.

One of our most important accomplishments this year was achieving full annual compliance across all active projects through the PARIS reporting process. This reflects a strong, coordinated effort between staff and our project partners and reinforces our commitment to accountability.

We also made meaningful progress in how we measure project impact. Through the work of our Business Relations Manager and Operations Analyst, we began tracking temporary construction jobs, something we had not previously captured. This is a significant step forward in telling a more complete and accurate story of the Agency's work.

With the addition of full-time staff, the Agency was able to implement a formalized procedure to track and ensure that all projects comply with the insurance requirements outlined in their project agreements.

In addition, we conducted an internal audit of our website using the ABO's October 2025 Website Transparency Review standards. This allowed us to confirm that our materials are accessible, current, and meetings require transparency benchmarks. We also formalized a Guideline for the submission of partnership proposals, creating a clearer and more consistent process for evaluating requests and ensuring alignment with the Agency's mission.

TO BE CONTINUED





## LOOKING AHEAD OPERATIONALLY TO 2026

Behind the scenes, we continued to strengthen our internal systems, improving tracking, standardizing documentation, and maintaining regular communication with project representatives to support timely and accurate reporting.

In 2026, we will build on this foundation by increasing direct engagement with our projects. Our Business Relations Manager will begin conducting site visits with all active projects to maintain relationships, monitor progress, and verify employment figures in line with ABO best practices.

We will also expand our reporting to better reflect how projects operate today. This includes capturing data on contracted employees, as well as tenant jobs, so that our reporting reflects the full scope of employment tied to IDA-supported projects.

These efforts will continue to strengthen our oversight, improve the quality of our data, and ensure we are providing a clear and accurate picture of the Agency's impact.



Name of Projects	Jobs Promised:	Jobs Retained:	Total Jobs:	Jobs 2024:	Jobs 2025:	% of Target Jobs 2025:
Myrtle Corner	0	0	0	0	0	0%
22, 24, 26 N. Myrtle Ave	0	0	0	0	0	0%
59 Owner LLC	12	N/A	12	2	8	67%
1547 - CSR - 2024	3	13	16	13	13.5	84%
Admirals Cove LLC	10	N/A	10	13	10	100%
Aptar Group Inc	15	260	275	274	300	109%
Asahi Depository	14	N/A	14	15	15	107%
Assisted living at Northern Riverview	0	44	44	54	54	123%
AutoPro	3	22	25	24	26	104%
Building Better Dreams	10	N/A	9.5	N/A	12	126%
Chartwell Hemlock Realty	50	N/A	50	Construction	109	218%
Cardiovascular Research Foundation	29	N/A	29	190.5	184.5	636%
Congers - ECDNY Inc	40	N/A	40	55	55	138%
Coreweave	12	N/A	12	Construction	14	117%
CRH - Realty	217	20	237	193	245.5	104%
Databank Holdings LTD	10	N/A	10	10	11	110%
Diversified Glass	50	10	60	75	74	123%
Empire Executive Inn LL	9	91	100	77	74.5	75%
Filben Group (Braemar	88	N/A	88	37	66	75%
Foundling Hospital	18	N/A	18		142	789%
Friendship Ventures, LLC	8		8		35	438%
Green Development	5	N/A	5	Construction	Construction	n/a
IV2	400	N/A	400	Construction	Construction	n/a
JP Morgan Chase Data Center - II	1	N/A	1	Construction	Construction	n/a
JP Morgan Chase Data Center - I	5	N/A	5	25	23	460%
Manhattan Beer	250		250	250	245.5	98%
Momentive	77.5		77.5	74	79	102%
Montebello Gateway	4	N/A	4	Construction	Construction	n/a
Morgan Stanley Services Group	4	N/A	4	2	2	50%
New Antrim Pointe	7	N/A	N/A	N/A	5 Ramp Up	Ramp up
Pearl River Campus/IRG	3	N/A	3	5	5	167%
Point 72	0	N/A	0	N/A	5	100%
Premier Brands	95		95	105	108.5	114%
RCD Park Landowner, LLC	15		15	Construction	67	447%
Rockland Gardens	0	2	2	4	2.5	125%
Schreiner Group Facility	52	82	134	N/A	82	61%
Spring Valley Preservation	6	N/A	6	7	4	67%
Tower Research Capital	0	3	3	N/A	14	467%
TRHV, LLC	50		50		44.5	89%
TZ Vista	24	N/A	24	18	18	75%
Uneeda Enterprizes	22	67	89	66	68.5	77%
Washington Mews, LLC	4	N/A	4	2	3	75%
<b>Totals:</b>			<b>2229</b>	<b>1590</b>	<b>2225.5</b>	<b>Average % 168%</b>

**2025 ANNUAL CONSTRUCTION JOBS REPORT**

PROJECTS	JOBS
12, 14, 16N Myrtle Avenue	235
22, 24, 26N Myrtle Avenue	201
30 West Housing	15
1547	123
Congregation	175
Connectivity	53
Coreweave	8
Green Development	116
JPMC II	196
Montebello Gateway	116
Schreiner Group	73
<b>TOTAL</b>	<b>1311</b>

In 2025, the Rockland County Industrial Development Agency brought labor compliance operations in-house, strengthening oversight and coordination across active projects. This shift allowed the Agency, for the first time, to consistently track total construction jobs generated by the projects. Capturing construction employment provides a more complete picture of project impact during build-out phases. RIDA will continue tracking and reporting construction jobs as a standard practice in future years.





## 2025 EVENTS & PROFESSIONAL DEVELOPMENT HIGHLIGHTS

Throughout 2025, the Rockland IDA remained actively engaged in industry-leading events, regional collaboration, and professional development opportunities to strengthen our impact and stay aligned with best practices in economic development.

### Statewide Engagement & Industry Leadership

- Attended the NYSEDC Economic Development Conference (February), gaining insight into emerging trends, policy updates, and innovative development strategies across New York State.
- Participated in the NYSEDC Annual Conference (May), connecting with peers and thought leaders to exchange ideas and strengthen statewide partnerships.
- Attended the NYSEDC Summer Academy, supporting continued education and professional growth in economic development practices.
- Attended the NYSEDC Leadership & Policy Summit, ensuring the Agency remains informed and engaged in evolving legislative and policy discussions impacting economic development.

### Regional Collaboration & Local Impact

- Partnered with the Rockland County Department of Economic Development & Tourism and the Rockland Business Association to host the first annual Rockland County Economic Development Summit, bringing together public and private stakeholders to discuss regional priorities, opportunities, and strategic growth initiatives.

### Professional Development & Capacity Building

- Our Business Relations Manager successfully completed the New York State Economic Development Council (NYSEDC) BASICS Course, strengthening internal expertise and enhancing our ability to support projects and businesses effectively.



## A YEAR OF IMPACT POSITIONED FOR WHAT'S NEXT

The 2025 Annual Report highlights a year of measurable progress, thoughtful oversight, and meaningful impact for the Rockland IDA. Through strategic investment, strong partnerships, and disciplined stewardship, the Agency strengthened the local tax base, and advanced projects that will shape Rockland County's economic future for years to come.

This year also marked an important step forward in telling a more complete story of economic impact. By expanding tracking to include construction jobs and deepening partnerships focused on workforce development, the Agency further demonstrated its commitment not just to growth, but to opportunity, ensuring local residents benefit directly from development taking place across the County.

As we look ahead to 2026, the Rockland IDA enters the next year with a solid foundation, improved data practices, and a renewed focus on engagement, oversight. Guided by a dedicated Board, staff, and partners, the Agency remains committed to fostering sustainable economic development that strengthens Rockland County's economy, enhances quality of life.