

Annual Report for Rockland County Industrial Development Agency

Fiscal Year Ending: 12/31/2025

Run Date: 03/27/2026
 Status: CERTIFIED
 Certified Date: 03/27/2026

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				
Not For Profit		County PILOT		
Date Project approved	8/15/2019	Local PILOT		
Did IDA took Title to Property	Yes	School District PILOT		
Date IDA Took Title to Property	8/15/2019	Total PILOT	\$0.00	\$0.00
Year Financial Assistance is Planned to End	2030	Net Exemptions	\$0.00	
		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. Final Application in 2020 states that 85 jobs were to be retained and 5 jobs were to be created. PILOT begin in 2021. 2025 PILOT Exemptions: Local - \$63,966.53 School - \$246,276.02. Actual PILOT payments: Town - \$42,874.89 School - \$189,974.65. Net Exemptions: \$77,393..01			
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	108.50	
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00	
Applicant Information		Net Employment Change	108.50	
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		