

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	3901-21-08A			
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	\$0.00	
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
Not For Profit	No	Local PILOT	\$0.00	\$0.00
Date Project approved	4/29/2021	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	12/16/2021	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	4.00	
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00	
Applicant Information		Net Employment Change	-2.00	
Applicant Name	Spring Valley Preservation Limited Partnership	Project Status		
Address Line1	200 Vesey Street			
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			