



## ONONDAGA COUNTY INDUSTRIAL DEVELOPMENT AGENCY

333 WEST WASHINGTON STREET, SUITE 130, SYRACUSE, NY 13202

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### Regular Meeting Agenda

February 8, 2022

#### 8:00 AM Call to Order the Meeting of the Agency

1. Approval of Minutes- January 18, 2022 Organizational Meeting & Regular Meeting
2. Treasurer's Report
3. Payment of Bills
4. Conflict of Interest

#### Action Items

##### 1. CVE US EI4 Manlius North, LLC (3101-21-16A) Second Meeting

**CVE US EI4 Manlius North, LLC is proposing to construct a 1.5 MW, 20-acre solar array on a 50-acre parcel of land in the Town of Manlius. The applicant is requesting exemptions from certain sales and use taxes and mortgage recording taxes.**

##### **Agency Action Requested:**

- a. A resolution of the Board to authorize adoption of SEQRA determination.
- b. A resolution of the Board authorizing the financial assistance the agency will provide.  
Agency benefits requested include exemptions from certain sales and use taxes and mortgage recording taxes.

**Representative:** Carson Weinand, Senior Business Developer, CVE Group

##### 2. CVE US EI5 Manlius East, LLC (3101-21-17B) Second Meeting

**CVE US EI5 Manlius East, LLC is proposing to construct a 5MW, 40-acre solar array on a 75-acre parcel of land in the Town of Manlius. The applicant is requesting exemptions from certain sales and use taxes and mortgage recording taxes.**

##### **Agency Action Requested:**

- a. A resolution of the Board to authorize adoption of SEQRA determination.
- b. A resolution of the Board authorizing the financial assistance the agency will provide.  
Agency benefits requested include exemptions from certain sales and use taxes and mortgage recording taxes.

**Representative:** Carson Weinand, Senior Business Developer, CVE Group

- 3. CVE US EI6 Manlius West, LLC (3101-21-18C) Second Meeting**  
**CVE US EI6 Manlius West, LLC is proposing to construct a 5MW, 40-acre solar array on a 75-acre parcel of land in the Town of Manlius. The applicant is requesting exemptions from certain sales and use taxes and mortgage recording taxes.**

**Agency Action Requested:**

- a. A resolution of the Board to authorize adoption of SEQRA determination.
- b. A resolution of the Board authorizing the financial assistance the agency will provide. Agency benefits requested include exemptions from certain sales and use taxes and mortgage recording taxes.

**Representative:** Carson Weinand, Senior Business Developer, CVE Group

- 4. Immediate Mailing Services, Inc. / 245 Commerce LLC (3101-21-15B) Second Meeting**  
**Immediate Mailing Services, Inc. / 245 Commerce LLC are proposing to renovate three buildings totaling approximately 15,900 square feet at 4575 Buckley Road to be used as warehouse and office space. The applicant is requesting exemptions from certain sales and use taxes, real property taxes and mortgage recording taxes.**

**Agency Action Requested:**

- a. A resolution of the Board to authorize adoption of SEQRA determination.
- b. A resolution of the Board authorizing the financial assistance the agency will provide. Agency benefits requested include exemptions from certain sales and use taxes, real property taxes and mortgage recording taxes.

**Representative:** Sam Wilks, Senior Accountant, IMS Inc.

- 5. Ultra Dairy, LLC ((3101-18-07F/3101-20-14G/3101-21-11H) Meeting to Modify Request for execution and delivery of Mortgages and related documents with respect to a refinancing**

**Agency Action Requested:**

- a. A resolution of the Board authorizing execution and delivery of documents.

**Representative:** Jim Gosier, General Counsel, Byrne Dairy

- 6. Fayette Manlius, LLC (3101-22-01A) Initial Meeting**  
**Fayette Manlius, LLC is proposing a mixed used development at 332 and 406 Fayette Street in the Village of Manlius. The applicant is requesting exemptions from certain sales and use taxes, real property taxes and mortgage recording taxes.**

**Agency Action Requested:**

- a. A resolution of the Board authorizing a public hearing.

**Representative:** Matthew Lester, Manager, Streamline Real Estate Partners, LLC & Christine Stevens, VIP Development Associates

- 7. Hinsdale Road, LLC (3101-13-05B/3101-19-11C) Meeting to Modify**  
**Request for execution and delivery of one or more Mortgages, Assignment of Leases and Rents and related documents (the “Financing Documents”) with respect to the refinancing of the Project by the Company.**

**Agency Action Required:**

- a. A resolution of the Board authorizing execution and delivery of Financing Documents.

**Representative:** Joe Goethe, Hinsdale Road, LLC

**Executive Session**

- 8. Purchase Contract Execution**  
**Authorization to enter into a purchase contract for property.**

**Agency Action Requested:**

- a. A resolution of the Board authorizing the adoption of SEQRA.  
b. A resolution of the Board authorizing the Executive Director to enter into a purchase contract and any related documents with respect to one parcel of property.

**Representative:** Robert Petrovich, Executive Director, OCIDA

**Adjourn**