

# Onondaga County Industrial Development Agency



## Project Summary

5/1/2020

<b>1. Project</b>	OYA Church Road A LLC	<b>2. Project Number</b>	3101-20-04A
<b>3. Location</b>	Lysander	<b>4. School District</b>	Baldwinsville Central School District
<b>5. Tax Parcel(s)</b>	030.-01-09.0	<b>6. Project Type</b>	New Construction: Solar Development
		<b>Village</b>	-

<b>7. Total Project Cost</b>	\$	<b>9,105,554</b>	<b>8. Total Jobs</b>	1.0
Land	\$	-	8A. Job Retention	0
Site Work	\$	-	8B: Job Creation	1.0
Building	\$	4,500,000	(Next 5 Years)	
Furniture & Fixtures	\$	-		
Equipment	\$	4,522,554		
Equipment Subject to NYS Production Exemption	\$	-		
Engineering/Architecture Fees	\$	83,000		
Financial Charges	\$	-		
Legal Fees	\$	-		
Other- Solar Installation Labor	\$	-		

<u>Abatement/Benefit Analysis</u>	<b>OYA Church Road A LLC</b>	
	<b>Fiscal Impact (\$)</b>	
<b>Estimated Abatement</b>	\$	<b>1,661,551</b>
Sales Tax	\$	361,800
Mortgage Tax		
Property Tax Relief (PILOT)	\$	1,299,751
<b>Estimated New Investment</b>	\$	<b>14,501,242</b>
PILOT Payments	\$	791,748
Project Wages (10 years)	\$	1,872,000
Construction Wages	\$	2,814,940
Employee Benefits (10 years)		
Project Capital Investment	\$	9,022,554
New Sales Tax Generated		N/A
Agency Fees	\$	114,819
Agency Legal Fees	\$	22,764
<b>Benefit:Abatement Ratio</b>		<b>9 :1</b>

**Project Description**

Construction of a 5MWAC grid-tie photovoltaic (PV) system to be built within a 38.85 acre fenced in area consisting of 18,746 Talesun TP6G72M-9BB 400 W PV modules connected to one power electronics HEMK-FS2125K inverter and one power electronics HEMK-FS3 190K inverter.

# OYA Church Road A LLC

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## A) PILOTS Estimate Table Worksheet

Current Revenue Generated by Parcel	\$	2,223
Projected Year 1 Revenue to be generated as a result of the project:	\$	27,500
Total Project Cost	\$	9,105,554
OCIDA Estimate of Project Value	\$	2,255,639
Projected MW (AC) to be generated		5
Estimated Property Tax Revenue if there was no project	\$	89,085
Scheduled PILOT Payments	\$	880,833

Year	Onondaga County	Town Lysander	Baldwinsville Central School District	Total PILOT	Full Tax Payment without PILOT	Net Exemption
	16.5%	6.4%	77.1%	100.0%		
<b>2019-2020</b>	<b>\$ 368</b>	<b>\$ 142</b>	<b>\$ 1,714</b>	<b>\$ 2,223</b>	<b>\$ 2,223</b>	
1	\$ 4,538	\$ 1,760	\$ 21,201	\$ 27,500	\$ 62,624	\$ 35,124
2	\$ 4,628	\$ 1,795	\$ 21,625	\$ 28,050	\$ 63,877	\$ 35,827
3	\$ 4,721	\$ 1,831	\$ 22,058	\$ 28,611	\$ 65,155	\$ 36,544
4	\$ 4,815	\$ 1,868	\$ 22,499	\$ 29,183	\$ 66,458	\$ 37,274
5	\$ 4,912	\$ 1,905	\$ 22,949	\$ 29,767	\$ 67,787	\$ 38,020
6	\$ 5,010	\$ 1,943	\$ 23,408	\$ 30,362	\$ 69,142	\$ 38,780
7	\$ 5,110	\$ 1,982	\$ 23,876	\$ 30,969	\$ 70,525	\$ 39,556
8	\$ 5,212	\$ 2,022	\$ 24,353	\$ 31,589	\$ 71,936	\$ 40,347
9	\$ 5,316	\$ 2,062	\$ 24,841	\$ 32,221	\$ 73,375	\$ 41,154
10	\$ 5,423	\$ 2,103	\$ 25,337	\$ 32,865	\$ 74,842	\$ 41,977
11	\$ 5,531	\$ 2,145	\$ 25,844	\$ 33,522	\$ 76,339	\$ 42,817
12	\$ 5,642	\$ 2,188	\$ 26,361	\$ 34,193	\$ 77,866	\$ 43,673
13	\$ 5,755	\$ 2,232	\$ 26,888	\$ 34,877	\$ 79,423	\$ 44,546
14	\$ 5,870	\$ 2,277	\$ 27,426	\$ 35,574	\$ 81,011	\$ 45,437
15	\$ 5,987	\$ 2,322	\$ 27,975	\$ 36,286	\$ 82,632	\$ 46,346
16	\$ 6,107	\$ 2,369	\$ 28,534	\$ 37,011	\$ 100,239	\$ 63,228
17	\$ 6,229	\$ 2,416	\$ 29,105	\$ 37,752	\$ 102,244	\$ 64,493
18	\$ 6,354	\$ 2,464	\$ 29,687	\$ 38,507	\$ 104,289	\$ 65,782
19	\$ 6,481	\$ 2,514	\$ 30,281	\$ 39,277	\$ 106,375	\$ 67,098
20	\$ 6,610	\$ 2,564	\$ 30,886	\$ 40,062	\$ 108,502	\$ 68,440
21	\$ 6,742	\$ 2,615	\$ 31,504	\$ 40,864	\$ 110,672	\$ 69,809
22	\$ 6,877	\$ 2,668	\$ 32,134	\$ 41,681	\$ 112,886	\$ 71,205
23	\$ 7,015	\$ 2,721	\$ 32,777	\$ 42,514	\$ 115,144	\$ 72,629
24	\$ 7,155	\$ 2,775	\$ 33,432	\$ 43,365	\$ 117,446	\$ 74,082
25	\$ 7,298	\$ 2,831	\$ 34,101	\$ 44,232	\$ 119,795	\$ 75,563
	<b>\$ 145,337</b>	<b>\$ 56,373</b>	<b>\$ 679,080</b>	<b>\$ 880,833</b>	<b>\$ 2,180,585</b>	<b>\$ 1,299,751</b>