

Taft Solar LLC
Public Hearing
August 9, 2021

The Public Hearing of the Onondaga County Industrial Development Agency, held on this day, Monday, August 9, 2021 at the Town Hall, Town of Manlius, 301 Brooklea Drive, Fayetteville, New York was called to order at 11:36 am by Public Hearing Officer Nancy Lowery.

ATTENDEES:

Nancy Lowery, Public Hearing Officer
Allison Weber, Clerk Town of Manlius
Sara Bollinger, Councilor, Town of Manlius

The Public Hearing was conducted regarding the application and project described as follows:

Taft Solar LLC

Location: East Taft Road
Town of Manlius
Tax map no. 034.-01-20.1

NOTICE IS HEREBY GIVEN that a public hearing pursuant to Section 859-a of the New York General Municipal Law will be held by the Onondaga County Industrial Development Agency (the "Agency").

Public Hearing Date and Time: August 9, 2021 at 11:30 A.M. (corrected)

Public Hearing Location: Manlius Town Hall, 301 Brooklea Drive, Fayetteville New York.

For assistance or questions regarding the public hearing please contact the Onondaga County Industrial Development Agency.

The public hearing is being held in connection with the following matter:

Taft Solar LLC, a Delaware limited liability company authorized to do business in the State of New York (the "Company"), has submitted an application (the "Application") on behalf of itself and/or entities formed or to be formed on its behalf, to the Agency, a copy of which Application is on file at the office of the Agency, which Application requests that the Agency consider undertaking a project (the "Project") for the benefit of the Company and/or entities formed or to be formed on its behalf, said Project consisting of the following: (A)(1) the acquisition of an interest in an approximately 38.54 acre parcel of land located on East Taft Road (tax map no. 034.-01-20.1) in the Town of Manlius, Onondaga County, New York (the "Land"); (2) the construction on the Land of an approximately 20 acre solar power electric generating photo-voltaic plant and DC coupled energy storage systems (the "Facility"); and (3) the acquisition and installation therein and thereon of related fixtures, machinery, equipment and other tangible personal property (collectively, the "Equipment") (the Land, the Facility and the Equipment being collectively referred to as the "Project Facility"); (B) the granting of certain "financial assistance" (within the meaning of Section 854(14) of the Act) with respect to the foregoing, including potential exemptions from certain sales and use taxes, real property taxes and real estate transfer taxes (subject to certain statutory

limitations) (the "Financial Assistance"); and (C) the lease (with an obligation to purchase) or sale of the Project Facility to the Company or such other person as may be designated by the Company and agreed upon by the Agency.

The Company will be the initial owner and/or operator of the Project.

The Agency has not made a decision with respect to the undertaking of the Project or the granting of the Financial Assistance.

The Agency will at the above-stated time and a place hear all persons with views in favor of or opposed to the Project and/or the Financial Assistance. A copy of the Application including a cost/benefit analysis is available at the office of the Agency for review by interested persons. A copy of a recording of the hearing will be available on the Agency's website.

Public Hearing Officer Lowery asked if anyone had any comments in favor of the proposed project.

Sara Bollinger: This is Sara Bollinger. I am curious that you said that you had done a cost benefit analysis. What does into that? What kind of analysis is conducted? Public Hearing Officer Lowery: We will look at the amount that they are going to be spending on the project and then we look at how our PILOT schedule is created which is a certain formula that our treasurer has created that will look at over 10 years. Initially they just pay for what the land use was without the construction costs and then adding, for this particular project, up to 25 years, adding additional 10% over 25 years based on what the project cost is and what the taxes would have been. You can see on our website what it would have been if there wasn't an exemption and what cost they save and you also see what the cost to them of the PILOTs. For every project you are able to see what would have been paid without a PILOT and it is all based on what the investment was made by them.

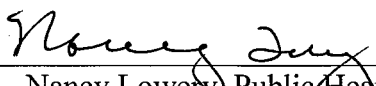
Sara Bollinger: So the company, Taft Road Solar, will pay less over 25 years with the PILOT then they would have paid without a PILOT. Public Hearing Officer Lowery: Correct. And then after the 25 years they go back to full tax assessment. That is based on a 10% increment over the 25 years.

Public Hearing Officer then asked if anyone wanted to speak in opposition to the proposed project. There were none. She then asked if anyone wanted to make any general comments about the proposed project. There were none. The Public Hearing Officer also noted that no written comments concerning the project had been received as of August 9, 2021. The comments are kept on file and available for public viewing at 333 West Washington Street, Suite 130, Syracuse, New York.

The notice for Public Hearing has been read. The opportunity for comments for and against the proposed project has been noted. There being no further business, Public Hearing Officer Lowery closed the hearing at 11:42 a.m.

Dated: August 9, 2021

ONONDAGA COUNTY INDUSTRIAL
DEVELOPMENT AGENCY

By: 
Nancy Lowery, Public Hearing Officer