

Governance Information (Authority-Related)

Question	Response	URL (if applicable)
1. Has the Authority prepared its annual report on operations and accomplishments for the reporting period as required by section 2800 of PAL?	Yes	www.cityofutica.com
2. As required by section 2800(9) of PAL, did the Authority prepare an assessment of the effectiveness of its internal controls?	Yes	www.cityofutica.com
3. Has the lead audit partner for the independent audit firm changed in the last five years in accordance with section 2802(4) of PAL?	Yes	N/A
4. Does the independent auditor provide non-audit services to the Authority?	No	N/A
5. Does the Authority have an organization chart?	Yes	www.cityofutica.com
6. Are any Authority staff also employed by another government agency?	Yes	City of Utica
7. Does the Authority have Claw Back agreements?	Yes	N/A
8. Has the Authority posted their mission statement to their website?	Yes	www.cityofutica.com
9. Has the Authority's mission statement been revised and adopted during the reporting period?	No	N/A
10. Attach the Authority's measurement report, as required by section 2824-a of PAL and provide the URL?		www.cityofutica.com

Governance Information (Board-Related)

Question	Response	URL
1. Has the Board established a Governance Committee in accordance with Section 2824(7) of PAL?	Yes	N/A
2. Has the Board established an Audit Committee in accordance with Section 2824(4) of PAL?	Yes	N/A
3. Has the Board established Finance Committee in accordance with Section 2824(8) of PAL?	Yes	N/A
4. Provide a URL link where a list of Board committees can be found (including the name of the committee and the date established):		www.cityofutica.com
5. Does the majority of the Board meet the independence requirements of Section 2825(2) of PAL?	Yes	N/A
6. Provide a URL link to the minutes of the Board and committee meetings held during the covered fiscal year		www.cityofutica.com
7. Has the Board adopted bylaws and made them available to Board members and staff?	Yes	www.cityofutica.com
8. Has the Board adopted a code of ethics for Board members and staff?	Yes	www.cityofutica.com
9. Does the Board review and monitor the Authority's implementation of financial and management controls?	Yes	N/A
10. Does the Board execute direct oversight of the CEO and management in accordance with Section 2824(1) of PAL?	Yes	N/A
11. Has the Board adopted policies for the following in accordance with Section 2824(1) of PAL?		
Salary and Compensation	Yes	N/A
Time and Attendance	Yes	N/A
Whistleblower Protection	Yes	N/A
Defense and Indemnification of Board Members	Yes	N/A
12. Has the Board adopted a policy prohibiting the extension of credit to Board members and staff in accordance with Section 2824(5) of PAL?	Yes	N/A
13. Are the Authority's Board members, officers, and staff required to submit financial disclosure forms in accordance with Section 2825(3) of PAL?	Yes	N/A
14. Was a performance evaluation of the board completed?	Yes	N/A
15. Was compensation paid by the Authority made in accordance with employee or union contracts?	No	N/A
16. Has the board adopted a conditional/additional compensation policy governing all employees?	No	
17. Has the board adopted a Uniform Tax Exemption Policy(UTEP) according to Section 874(4) of GML?	Yes	

Board of Directors Listing

Name	Hobika Sr., Joseph H	Name	Buffa, John
Chair of the Board	Yes	Chair of the Board	No
If yes, Chairman Designated by.	Local	If yes, Chairman Designated by.	
Term Start Date	08/12/1996	Term Start Date	02/28/2008
Term Expiration Date	Pleasure of Authority	Term Expiration Date	Pleasure of Authority
Title		Title	
Has the Board member appointed a designee?		Has the Board member appointed a designee?	
Designee Name		Designee Name	
Ex-officio	No	Ex-officio	No
Nominated By	Other	Nominated By	Other
Appointed By	Local	Appointed By	Local
Confirmed by Senate?		Confirmed by Senate?	
Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes	Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes
Complied with training requirement of Section 2824?	Yes	Complied with training requirement of Section 2824?	No
Does the Board member/designee also hold an elected or appointed State gove	No	Does the Board member/designee also hold an elected or appointed State gove	No
Does the Board member/designee also hold an elected or appointed municipal government position?	No	Does the Board member/designee also hold an elected or appointed municipal government position?	No

Board of Directors Listing

Name	Martin, Emmett	Name	Gilroy, Vincent
Chair of the Board	No	Chair of the Board	No
If yes, Chairman Designated by.		If yes, Chairman Designated by.	
Term Start Date	02/01/2008	Term Start Date	03/07/2000
Term Expiration Date	Pleasure of Authority	Term Expiration Date	Pleasure of Authority
Title		Title	
Has the Board member appointed a designee?		Has the Board member appointed a designee?	
Designee Name		Designee Name	
Ex-officio	No	Ex-officio	No
Nominated By	Other	Nominated By	Other
Appointed By	Local	Appointed By	Local
Confirmed by Senate?		Confirmed by Senate?	No
Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes	Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes
Complied with training requirement of Section 2824?	Yes	Complied with training requirement of Section 2824?	No
Does the Board member/designee also hold an elected or appointed State gove	No	Does the Board member/designee also hold an elected or appointed State gove	No
Does the Board member/designee also hold an elected or appointed municipal government position?	No	Does the Board member/designee also hold an elected or appointed municipal government position?	No

Staff Listing

Name	Title	Group	Department / Subsidiary	Union Name	Bargaining Unit	Full Time/ Part Time	Exempt	Base Annualized Salary	Actual salary paid to the Individual	Over time paid by Authority	Performance Bonus	Extra Pay	Other Compensation/Allowances/Adjustments	Total Compensation	Individual also paid by another entity to perform the work of the Authority	If yes, Is the payment made by State or local government
Spaeth, Jack	Executive Director	Executive	City of Utica Urban & Economic Development	CSEA		FT	No	0.00	0	0	0	0	0	0	Yes	Yes

Benefit Information

During the fiscal year, did the Authority continue to pay for any of the above mentioned benefits for

No

Board Members

Name	Title	Severance Package	Payment for Unused Leave	Club Member-ships	Use of Corporate Credit Cards	Personal Loans	Auto	Transportation	Housing Allow-ance	Spousal / Dependent Life Insurance	Tuition Assist-ance	Multi-Year Employ-ment	None of These Benefits	Other
Buffa, John	Board of Directors												X	
Martin, Emmett	Board of Directors												X	
Gilroy, Vincent	Board of Directors												X	
Hobika Sr., Joseph H	Board of Directors												X	

Staff

Name	Title	Severance Package	Payment for Unused Leave	Club Member-ships	Use of Corporate Credit Cards	Personal Loans	Auto	Transportation	Housing Allow-ance	Spousal / Dependent Life Insurance	Tuition Assist-ance	Multi-Year Employ-ment	None of These Benefits	Other
No Data has been entered by the Authority for this section in PARIS														

Subsidiary/Component Unit Verification

Is the list of subsidiaries, as assembled by the Office of the State Comptroller, correct? Yes
 Are there other subsidiaries or component units of the Authority that are active, not included in the PARIS reports submitted by this No

Name of Subsidiary/Component Unit	Status	Requested Changes
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Subsidiary/Component Unit Creation

Name of Subsidiary/Component Unit	Establishment Date	Entity Purpose
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Subsidiary/Component unit Termination

Name of Subsidiary/Component Unit	Termination Date	Termination Reason	Proof of Termination
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No Data has been entered by the Authority for this section in PARIS

Summary Financial Information

SUMMARY STATEMENT OF NET ASSETS

<u>Assets</u>	
Current Assets	
Cash and cash equivalents	\$55,657
Investments	\$0
Receivables, net	\$3,000
Other assets	\$0
Total Current Assets	\$58,657
Noncurrent Assets	
Restricted cash and investments	\$50,038
Long-term receivables, net	\$0
Other assets	\$0
Capital Assets	
Land and other nondepreciable property	\$0
Buildings and equipment	\$0
Infrastructure	\$0
Accumulated depreciation	\$0
Net Capital Assets	\$0
Total Noncurrent Assets	\$50,038
Total Assets	\$108,695

Summary Financial Information

SUMMARY STATEMENT OF NET ASSETS

Liabilities

Current Liabilities

Accounts payable	\$0
Pension contribution payable	\$0
Other post-employment benefits	\$0
Accrued liabilities	\$0
Deferred revenues	\$0
Bonds and notes payable	\$0
Other long-term obligations due within one year	\$0
Total Current Liabilities	\$0

Noncurrent Liabilities

Pension contribution payable	\$0
Other post-employment benefits	\$0
Bonds and notes payable	\$0
Long Term Leases	\$0
Other long-term obligations	\$0
Total Noncurrent Liabilities	\$0

Total Liabilities **\$0**

Net Asset (Deficit)

Net Asset

Invested in capital assets, net of related debt	\$0
Restricted	\$50,038
Unrestricted	\$58,657
Total Net Assets	\$108,695

Summary Financial Information

SUMMARY STATEMENT OF REVENUE, EXPENSES AND CHANGES IN NET ASSETS

<u>Operating Revenues</u>	
Charges for services	\$51,285
Rental & financing income	\$0
Other operating revenues	\$0
Total Operating Revenue	\$51,285
<u>Operating Expenses</u>	
Salaries and wages	\$0
Other employee benefits	\$0
Professional services contracts	\$5,429
Supplies and materials	\$0
Depreciation & amortization	\$0
Other operating expenses	\$3,223
Total Operating Expenses	\$8,652
Operating Income (Loss)	\$42,633
<u>Nonoperating Revenues</u>	
Investment earnings	\$50
State subsidies/grants	\$0
Federal subsidies/grants	\$0
Municipal subsidies/grants	\$0
Public authority subsidies	\$0
Other nonoperating revenues	\$0
Total Nonoperating Revenue	\$50

Summary Financial Information

SUMMARY STATEMENT OF REVENUE, EXPENSES AND CHANGES IN NET ASSETS

Nonoperating Expenses

Interest and other financing charges	\$0
Subsidies to other public authorities	\$0
Grants and donations	\$0
Other nonoperating expenses	\$0
Total Nonoperating Expenses	\$0
Income (Loss) Before Contributions	\$42,683
Capital Contributions	\$0
Change in net assets	\$42,683
Net assets (deficit) beginning of year	\$66,012
Other net assets changes	\$0
Net assets (deficit) at end of year	\$108,695

Current Debt

Question	Response
1. Did the Authority have any outstanding debt, including conduit debt, at any point during the reporting period?	Yes
2. If yes, has the Authority issued any debt during the reporting period?	No

New Debt Issuances List by Type of Debt and Program

No Data has been entered by the Authority for this section in PARIS

Schedule of Authority Debt

Type of Debt	Statutory Authorization (\$)	Outstanding Start of Fiscal Year (\$)	New Debt Issuances (\$)	Debt Retired (\$)	Outstanding End of Fiscal Year (\$)
State Obligation					
State Guaranteed					
State Supported					
State Contingent Obligation					
State Moral Obligation					
Other State Funded					
Authority Obligation					
General Obligation					
Revenue					
Other Non-State Funded					
Conduit					
Conduit Debt	0.00	22,066,944.97	0.00	22,066,944.97	0.00
Conduit Debt - Pilot Increment Financing					

Real Property Acquisition/Disposal List

This Authority has indicated that it had no real property acquisitions or disposals during the reporting period.

Personal Property

This Authority has indicated that it had no personal property disposals during the reporting period.

Property Documents

Question	Response	URL (if applicable)
1. In accordance with Section 2896(3) of PAL, the Authority is required to prepare a report at least annually of all real property of the Authority. Has this report been prepared?	No	
2. Has the Authority prepared policies, procedures, or guidelines regarding the use, awarding, monitoring, and reporting of contracts for the acquisition and disposal of property?	Yes	www.cityofutica.com
3. In accordance with Section 2896(1) of PAL, has the Authority named a contracting officer who shall be responsible for the Authority's compliance with and enforcement of such guidelines?	Yes	

IDA Projects

1.

General Project Information

Project Code: 3002-97-01
Project Type: Straight Lease
Project Name: ADIRONDACK BUILDING

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Other Categories

Total Project Amount: \$0.00
Benefited Project Amount: \$0.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 01/01/1997
IDA Took Title Yes
to Property:
Date IDA Took Title 05/14/1998
or Leasehold Interest:
Year Financial Assitance is 2018
planned to End:
Notes: Other

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$16,755.42
Local Property Tax Exemption: \$40,979.07
School Property Tax Exemption: \$45,946.23
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$103,680.72
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$16,755.42	\$16,755.42
Local PILOT:	\$40,797.07	\$40,797.07
School District PILOT:	\$45,946.23	\$45,946.23
Total PILOTS:	\$103,498.72	\$103,498.72

Net Exemptions: \$182

Location of Project

Address Line1: 185 GENESEE STREET
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13501
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 1
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 1

Applicant Information

Applicant Name: ADRON BUILDING
Address Line1: 185 GENESEE STREET
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13501
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

2.

General Project Information

Project Code: 3002-11-2
Project Type: Straight Lease
Project Name: Advanced Physical Medicine

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$1,825,000.00
Benefited Project Amount: \$1,750,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 04/05/2011
IDA Took Title Yes
to Property:
Date IDA Took Title 08/01/2011
or Leasehold Interest:
Year Financial Assitance is 2018
planned to End:
Notes:

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$1,911.21
Local Property Tax Exemption: \$4,674.29
School Property Tax Exemption: \$5,240.87
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$11,826.37
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$1,911.21	\$1,911.21
Local PILOT:	\$4,674.29	\$4,674.29
School District PILOT:	\$5,240.87	\$5,240.87
Total PILOTS:	\$11,826.37	\$11,826.37

Net Exemptions: \$0

Location of Project

Address Line1: 1508 Genesee Street
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 25
Original Estimate of Jobs to be created: 10
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 37
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 12

Applicant Information

Applicant Name: Gasnar Corporation, Inc.
Address Line1: 2208 Genesee Street
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

3.

General Project Information

Project Code: 3002-10-02
Project Type: Straight Lease
Project Name: BUSINESS PARK ASSOCIATES FACILITY

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$5,162,000.00
Benefited Project Amount: \$5,162,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 10/12/2010
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2015
planned to End:
Notes:

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$4,406.8
Local Property Tax Exemption: \$10,777.8
School Property Tax Exemption: \$12,084.2
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$27,268.80
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$13,220.4	\$13,220.4
Local PILOT:	\$32,333.4	\$32,333.4
School District PILOT:	\$36,252.6	\$32,252.6
Total PILOTS:	\$81,806.4	\$77,806.4

Net Exemptions: -\$54,537.6

Location of Project

Address Line1: 116 BUSINESS PARK DRIVE
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 22
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Applicant Information

Applicant Name: "116 BUSINESS PARK ASSOCIATES, LLC
Address Line1: 110 BUSINESS PARK DRIVE
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

4.

General Project Information

Project Code: 3002-09-03
Project Type: Straight Lease
Project Name: COLONIAL SQUARE

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Manufacturing

Total Project Amount: \$3,925,000.00
Benefited Project Amount: \$3,925,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/08/2009
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assistance is 2012
planned to End:
Notes:

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$12,471.7
Local Property Tax Exemption: \$28,983.35
School Property Tax Exemption: \$32,465.23
Mortgage Recording Tax Exemption: \$1,300
Total Exemptions: \$75,220.28
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$3,816.96	\$3,816.96
Local PILOT:	\$8,870.36	\$8,870.36
School District PILOT:	\$9,935.99	\$9,935.99
Total PILOTS:	\$22,623.31	\$22,623.31

Net Exemptions: \$52,596.97

Location of Project

Address Line1: TRENTON ROAD
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13503
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 46
Average estimated annual salary of jobs to be created.(at Current market rates): 34,171
Annualized salary Range of Jobs to be Created: 20,800 To: 49,920
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Applicant Information

Applicant Name: "COLONIAL SQUARE, LLC"
Address Line1: 105 MAIN STREET
Address Line2:
City: WHITESBORO
State: NY
Zip - Plus4: 13492
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

5.

General Project Information

Project Code: 3002-07-04
Project Type: Straight Lease
Project Name: COURT STREET BUILDING

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Other Categories

Total Project Amount: \$0.00
Benefited Project Amount: \$0.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/16/2007
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2017
planned to End:
Notes: Employment number is based on companies located in building not project operators employees

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$4,634.23
Local Property Tax Exemption: \$11,334.03
School Property Tax Exemption: \$12,707.85
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$28,676.11
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$2,282.53	\$2,282.53
Local PILOT:	\$5,582.43	\$5,582.43
School District PILOT:	\$6,259.09	\$6,259.09
Total PILOTS:	\$14,124.05	\$14,124.05

Net Exemptions: \$14,552.06

Location of Project

Address Line1: 430 COURT STREET
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 100
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 156
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 156

Applicant Information

Applicant Name: "GVH REALTY, LLC"
Address Line1: 401 HERKIMER ROAD
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

6.

General Project Information

Project Code: 3002-11-1
Project Type: Straight Lease
Project Name: Dacobe Enterprises, LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Manufacturing

Total Project Amount: \$236,000.00
Benefited Project Amount: \$232,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 09/07/2010
IDA Took Title Yes
to Property:
Date IDA Took Title 01/01/2011
or Leasehold Interest:
Year Financial Assitance is 2022
planned to End:
Notes:

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$57.66
Local Property Tax Exemption: \$1,274.59
School Property Tax Exemption: \$1,429.09
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$2,761.34
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$111.92	\$111.92
Local PILOT:	\$2,474.21	\$2,474.21
School District PILOT:	\$2,774.11	\$2,774.11
Total PILOTS:	\$5,360.24	\$5,360.24

Net Exemptions: -\$2,598.9

Location of Project

Address Line1: 325 Lafayette Street
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 13
Original Estimate of Jobs to be created: 7
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 13
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 7
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: (6)

Applicant Information

Applicant Name: Thorp Holdings, LLC
Address Line1: 325 Lafayette Street
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

7.

General Project Information

Project Code: 3002-08-02
Project Type: Straight Lease
Project Name: EMPIRE RECYCLING

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$4,000,000.00
Benefited Project Amount: \$4,000,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/27/2007
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2017
planned to End:
Notes:

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$1,739.44
Local Property Tax Exemption: \$4,254.19
School Property Tax Exemption: \$4,769.84
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$10,763.47
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$856.74	\$856.74
Local PILOT:	\$2,095.34	\$2,095.34
School District PILOT:	\$2,349.33	\$2,349.33
Total PILOTS:	\$5,301.41	\$5,301.41

Net Exemptions: \$5,462.06

Location of Project

Address Line1: NORTH GENESEE STREET
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13503
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 56
Original Estimate of Jobs to be created: 8
Average estimated annual salary of jobs to be created.(at Current market rates): 35,000
Annualized salary Range of Jobs to be Created: 30,000 To: 40,000
Original Estimate of Jobs to be Retained: 56
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 91
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 35

Applicant Information

Applicant Name: "EMPIRE RECYCLING OPERATINS, INC."
Address Line1: PO BOX 353
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13503
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

8.

General Project Information

Project Code: 3002-11-3
Project Type: Straight Lease
Project Name: Fayez Chahfe, MD

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$3,025,000.00
Benefited Project Amount: \$3,025,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 07/05/2011
IDA Took Title Yes
to Property:
Date IDA Took Title 07/01/2012
or Leasehold Interest:
Year Financial Assitance is 2018
planned to End:
Notes:

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$9,893.22
Local Sales Tax Exemption: \$11,613.78
County Real Property Tax Exemption: \$5,269
Local Property Tax Exemption: \$12,886.5
School Property Tax Exemption: \$14,448.5
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$54,111.00
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$5,269	\$5,269
Local PILOT:	\$12,886.5	\$12,886.5
School District PILOT:	\$14,448.5	\$14,448.5
Total PILOTS:	\$32,604	\$32,604

Net Exemptions: \$21,507

Location of Project

Address Line1: 2206 Genesee Street
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 17
Original Estimate of Jobs to be created: 7
Average estimated annual salary of jobs to be created.(at Current market rates): 33,585
Annualized salary Range of Jobs to be Created: 11,000 To: 80,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 20
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 3

Applicant Information

Applicant Name: Fayez Chahfe, MD
Address Line1: 2206 Genesee Street
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

9.

General Project Information

Project Code: 3002-06-01
Project Type: Straight Lease
Project Name: HAGE & HAGE

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$0.00
Benefited Project Amount: \$0.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/01/2006
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2019
planned to End:
Notes:

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$2,157.29
Local Property Tax Exemption: \$5,276.13
School Property Tax Exemption: \$5,195.66
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$12,629.08
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$1,062.55	\$1,062.55
Local PILOT:	\$2,598.69	\$2,598.69
School District PILOT:	\$2,913.68	\$2,913.68
Total PILOTS:	\$6,574.92	\$6,574.92

Net Exemptions: \$6,054.16

Location of Project

Address Line1: 610 CHARLOTTE STREET
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13501
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 6
Original Estimate of Jobs to be created: 2
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 6
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 6
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Applicant Information

Applicant Name: CWC-ZUZU LLC
Address Line1: 150 GENESEE STREET
Address Line2:
City: NEW HARTFORD
State: NY
Zip - Plus4: 13413
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

10.

General Project Information

Project Code: 3002-07-02
Project Type: Straight Lease
Project Name: HAMPTON INN

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Other Categories

Total Project Amount: \$0.00
Benefited Project Amount: \$0.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/01/2007
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assistance is 2012
planned to End:
Notes:

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: NORTH GENESEE STREET
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13503
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 17
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 20
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 20

Applicant Information

Applicant Name: "MARSH ENTERPRISES, LLC"
Address Line1: 382 EAST SECOND STREET
Address Line2:
City: CORNING
State: NY
Zip - Plus4: 14830
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

11.

General Project Information

Project Code: 3002-12-2
Project Type: Straight Lease
Project Name: Harza Building

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Other Categories

Total Project Amount: \$250,000.00
Benefited Project Amount: \$250,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 06/14/2012
IDA Took Title Yes
to Property:
Date IDA Took Title 08/01/2012
or Leasehold Interest:
Year Financial Assitance is 2032
planned to End:
Notes: Employment numbers indicated below reflect tenant employee count and not that of project operator

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$6,276.7
Local Sales Tax Exemption: \$7,368.3
County Real Property Tax Exemption: \$34,523.32
Local Property Tax Exemption: \$80,229.79
School Property Tax Exemption: \$1,630.49
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$130,028.60
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$130,028.6

Location of Project

Address Line1: 175-183 Genesee Street
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13501
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 45
Original Estimate of Jobs to be created: 45
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 80
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 35

Applicant Information

Applicant Name: Adron Building, LLC
Address Line1: 185 Genesee Street
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13501
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

12.

General Project Information

Project Code: 3002-11-4
Project Type: Straight Lease
Project Name: Holiday Inn Express

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$6,599,000.00
Benefited Project Amount: \$5,601,500.00

Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/15/2011
IDA Took Title Yes
to Property:
Date IDA Took Title 10/01/2011
or Leasehold Interest:
Year Financial Assistance is 2022
planned to End:
Notes:

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$47,547.2
Local Sales Tax Exemption: \$55,816.29
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$103,363.49
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$103,363.49

Location of Project

Address Line1: Wells Avenue
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 16
Average estimated annual salary of jobs to be created.(at Current market rates): 21,944
Annualized salary Range of Jobs to be Created: 15,080 To: 34,647
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 13
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 13

Applicant Information

Applicant Name: North Utica Lodging Associates, LL
Address Line1: 382 East Second Street
Address Line2:
City: CORNING
State: NY
Zip - Plus4: 14830
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

13.

General Project Information

Project Code: 3002-10-01
Project Type: Straight Lease
Project Name: MANUFACTURING FACILITY

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Manufacturing

Total Project Amount: \$550,000.00
Benefited Project Amount: \$550,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/12/2010
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2020
planned to End:
Notes: Project name should be ESK Realty, LLC

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$4,180.77
Local Property Tax Exemption: \$9,715.82
School Property Tax Exemption: \$10,883.02
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$24,779.61
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$2,059.19	\$2,059.19
Local PILOT:	\$4,785.41	\$4,785.41
School District PILOT:	\$5,360.3	\$5,360.3
Total PILOTS:	\$12,204.9	\$12,204.9

Net Exemptions: \$12,574.71

Location of Project

Address Line1: 36 WURZ AVENUE
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13503
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 5
Average estimated annual salary of jobs to be created.(at Current market rates): 25,000
Annualized salary Range of Jobs to be Created: 20,000 To: 30,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 21
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 21

Applicant Information

Applicant Name: "ESK REALTY, LLC"
Address Line1: PO BOX 3353
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13503
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

14.

General Project Information

Project Code: 3002-09-02
Project Type: Straight Lease
Project Name: MEMORIAL PARKWAY, LLC FACILITY

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$0.00
Benefited Project Amount: \$0.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/08/2009
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2014
planned to End:
Notes: Number of FTE's before IDA involvement should be 110. Orig. est of jobs to be created should be 10. The employment numbers below reflect the employees of t

Location of Project

Address Line1: 106 MEMORIAL PARKWAY
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13501
Province/Region:
Country: USA

Applicant Information

Applicant Name: "106 MEMORIAL PARKWAY, LLC"
Address Line1: 401 HERKIMER ROAD
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$4,471.8
Local Property Tax Exemption: \$10,392.15
School Property Tax Exemption: \$11,640.6
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$26,504.55
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$13,415.4	\$13,415.4
Local PILOT:	\$31,176.45	\$31,176.45
School District PILOT:	\$34,921.8	\$34,921.8
Total PILOTS:	\$79,513.65	\$79,513.65

Net Exemptions: -\$53,009.1

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 110
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 125
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 125

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

15.

General Project Information

Project Code: 3002-99-03
Project Type: Bonds/Notes Issuance
Project Name: MUNSON-WILLIAMS-PROCTOR INSTITUTE

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Other Categories

Total Project Amount: \$15,000,000.00
Benefited Project Amount: \$15,000,000.00
Bond/Note Amount: \$15,000,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Tax Exempt
Not For Profit: Yes
Date Project Approved: 01/01/1999
IDA Took Title Yes
to Property:
Date IDA Took Title 01/01/1999
or Leasehold Interest:
Year Financial Assistance is 2014
planned to End:
Notes: Other

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: 310 GENESEE STREET
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 129
Original Estimate of Jobs to be created: 26
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 129
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: (129)

Applicant Information

Applicant Name: MUNSON-WILLIAMS PROCTOR INSTITUTE
Address Line1: 310 GENESEE STREET
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: Yes
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: Yes
The project receives no tax exemptions: Yes

IDA Projects

16.

General Project Information

Project Code: 3002-08-01
Project Type: Straight Lease
Project Name: NEW HARTFORD SHEETE METAL

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Manufacturing

Total Project Amount: \$2,000,000.00
Benefited Project Amount: \$2,000,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 05/12/2008
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2018
planned to End:
Notes:

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$8,249.12
Local Sales Tax Exemption: \$9,683.74
County Real Property Tax Exemption: \$4,001.7
Local Property Tax Exemption: \$9,299.66
School Property Tax Exemption: \$10,416.87
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$41,651.09
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$1,970.98	\$1,970.98
Local PILOT:	\$4,580.43	\$4,580.43
School District PILOT:	\$5,130.69	\$5,130.69
Total PILOTS:	\$11,682.1	\$11,682.1

Net Exemptions: \$29,968.99

Location of Project

Address Line1: 1821 BROAD STREET
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13501
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 39
Original Estimate of Jobs to be created: 20
Average estimated annual salary of jobs to be created.(at Current market rates): 27,000
Annualized salary Range of Jobs to be Created: 27,000 To: 27,000
Original Estimate of Jobs to be Retained: 20
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 43
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 4

Applicant Information

Applicant Name: "JAYCHLO, LLC"
Address Line1: 1821 BROAD STREET
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13501
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

17.

General Project Information

Project Code: 3002-07-01
Project Type: Straight Lease
Project Name: NEW STANLEY THEATER, LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Other Categories

Total Project Amount: \$22,500,000.00
Benefited Project Amount: \$22,500,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 12/18/2006
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2011
planned to End:
Notes:

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: 261 GENESEE STREET
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13501
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 15
Original Estimate of Jobs to be created: 2
Average estimated annual salary of jobs to be created.(at Current market rates): 161,210
Annualized salary Range of Jobs to be Created: 16,000 To: 16,250
Original Estimate of Jobs to be Retained: 15
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 7
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: (8)

Applicant Information

Applicant Name: "NEW STANLEY THEATER, LLC"
Address Line1: 261 GENESEE STREET
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13501
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

18.

General Project Information

Project Code: 3002-09-01
Project Type: Straight Lease
Project Name: RHODES DRIVE BUILDING

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Manufacturing

Total Project Amount: \$2,850,000.00
Benefited Project Amount: \$2,850,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 01/01/2009
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2012
planned to End:
Notes: Project Name should be 111 Business Park Drive Indium, not Rhodes Drive Building

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$13,199
Local Property Tax Exemption: \$31,271.2
School Property Tax Exemption: \$33,110.8
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$77,581.00
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$4,277	\$4,277
Local PILOT:	\$9,341.8	\$9,341.8
School District PILOT:	\$12,381.2	\$12,381.2
Total PILOTS:	\$26,000	\$26,000

Net Exemptions: \$51,581

Location of Project

Address Line1: 111 Business Park Drive
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 120
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 21,000
Annualized salary Range of Jobs to be Created: 18,000 To: 23,000
Original Estimate of Jobs to be Retained: 120
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 200
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 80

Applicant Information

Applicant Name: THE INDIUM CORPORATION OF AMERICA
Address Line1: 111 BUSINESS PARK DRIVE
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

19.

General Project Information

Project Code: 3002-07-03
Project Type: Straight Lease
Project Name: SENIOR DEVELOPMENT

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Other Categories

Total Project Amount: \$22,090,384.00
Benefited Project Amount: \$22,090,384.00

Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/01/2007
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2012
planned to End:
Notes:

Location of Project

Address Line1: TRENTON ROAD
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13501
Province/Region:
Country: USA

Applicant Information

Applicant Name: "TRENTON ROAD, LLC"
Address Line1: 400 JORDAN ROAD
Address Line2:
City: TROY
State: NY
Zip - Plus4: 12180
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$248,586.95
Local Property Tax Exemption: \$101,641.61
School Property Tax Exemption: \$278,718.7
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$628,947.26
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$21,301.72	\$21,301.72
Local PILOT:	\$8,709.79	\$8,709.79
School District PILOT:	\$23,883.74	\$23,883.74
Total PILOTS:	\$53,895.25	\$53,895.25

Net Exemptions: \$575,052.01

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 5
Average estimated annual salary of jobs to be created.(at Current market rates): 40,500
Annualized salary Range of Jobs to be Created: 25,000 To: 65,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 5
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 5

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

20.

General Project Information

Project Code: 3002-98-01
Project Type: Bonds/Notes Issuance
Project Name: UTICA COLLEGE

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Other Categories

Total Project Amount: \$9,295,000.00
Benefited Project Amount: \$9,295,000.00
Bond/Note Amount: \$9,295,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Tax Exempt
Not For Profit: Yes
Date Project Approved: 01/01/1998
IDA Took Title Yes
to Property:
Date IDA Took Title 01/01/1998
or Leasehold Interest:
Year Financial Assitance is 2013
planned to End:
Notes: College

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: 1600 BURRSTONE ROAD
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 374
Original Estimate of Jobs to be created: 26
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 374
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 515
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 141

Applicant Information

Applicant Name: Utica College
Address Line1: 1600 Burrstone Road
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13501
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: Yes
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: Yes
The project receives no tax exemptions: Yes

IDA Projects

21.

General Project Information

Project Code: 3002-13-
Project Type: Straight Lease
Project Name: United Auto Parts

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Retail Trade

Total Project Amount: \$4,400,000.00
Benefited Project Amount: \$4,400,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 04/01/2013
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assistance is 2023
planned to End:
Notes:

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: 1002 Oswego Street
Address Line2:
City: UTICA
State: NY
Zip - Plus4: 13502
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 11
Original Estimate of Jobs to be created: 48
Average estimated annual salary of jobs to be created.(at Current market rates): 25,000
Annualized salary Range of Jobs to be Created: 22,000 To: 30,000
Original Estimate of Jobs to be Retained: 11
Estimated average annual salary of jobs to be retained.(at Current Market rates): 25,000
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 30
Net Employment Change: (11)

Applicant Information

Applicant Name: 1002 Oswego Street, LLC
Address Line1: 450 Tracy Street
Address Line2:
City: SYRACUSE
State: NY
Zip - Plus4: 13204
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects Summary Information:

Total Number of Projects	Total Exemptions	Total PILOT Paid	Net Exemptions	Net Employment Change
21	\$1,359,792.77	\$467,015.32	\$892,777.45	497

Additional Comments: