

PUBLIC HEARING SCRIPT

**Pfannenbergl US Realty LLC project
and/or Individual(s), Affiliate(s),
Subsidiary(ies), or Entity(ies) formed or
to be formed on its behalf**

Public Hearing to be held on October 1, 2024 at 9:00 a.m.,
at the Village of Alden, located at 13336 Broadway, Alden, NY 14004

ATTENDANCE:

Robert Kapilevich – Pfannenbergl

☒ 1. WELCOME: Call to Order and Identity of Hearing Officer.

Hearing Officer: Welcome. This public hearing is now open; it is 9:00 a.m. My name is Grant Lesswing. I am the Director of Business Development for the Erie County Industrial Development Agency, and I have been designated by the Agency to be the hearing officer to conduct this public hearing. This public hearing is being live-streamed and made accessible on the Agency's website at www.ecidany.com.

☒ 2. PURPOSE: Purpose of the Hearing.

Hearing Officer: We are here to hold the public hearing on the Pfannenbergl US Realty LLC project and/or Individual(s), Affiliate(s), Subsidiary(ies), or Entity(ies) formed or to be formed on its behalf. The transcript of this hearing will be reviewed and considered by the Agency in determination of this project. Notice of this hearing appeared in The Buffalo News on Thursday, September 19, 2024.

☒ 3. PROJECT SUMMARY: Description of Project and Contemplated Agency Benefits.

Hearing Officer: The proposed project (the "Project") consists of: (i) the acquisition by the Agency of a leasehold interest in certain property located at 13595 Broadway, Village of Alden, Erie County, New York and all other lands in the Village of Alden where, by license or easement or other agreement, the Company or its designees are making improvements that benefit the Project (the "Land"), (ii) the renovation on the Land of an existing 143,000 square-foot manufacturing facility for office and office related uses and for renovation of manufacturing space for operations, testing lab purposes, and to accommodate operations and future growth as well as upgrades to loading docks and the creation of quality warehousing space

(the “Improvements”), and (iii) the acquisition by the Company in and around the Improvements of certain items of machinery, equipment and other tangible personal property (the “Equipment”; and, together with the Land, and the Improvements and the Existing Improvements, the “Facility”).

The proposed financial assistance contemplated by the Agency includes New York State and local sales and use tax exemption benefits (in compliance with Agency's uniform tax exemption policy)

☒ **4. FORMAT OF HEARING:** Review rules and manner in which the hearing will proceed.

Hearing Officer: All those in attendance are required to register by signing the sign-in sheet at the front of the room; you will not be permitted to speak unless you have registered. Everyone who has registered will be given an opportunity to make statements and/or comments on the Project.

If you have a written statement or comment to submit for the record, you may leave it at this public hearing, submit it on the Agency’s website or deliver it to the Agency at 95 Perry Street, Suite 403, Buffalo, New York 14203. The comment period closes at 4:00 p.m. on October 22, 2024. There are no limitations on written statements or comments.

☒ **5. PUBLIC COMMENT:** Hearing Officer gives the Public an opportunity to speak.

Hearing Officer: If anyone is interested in making a statement or comment, please raise your hand, state your name and address; if you are representing a company, please identify the company. I request that speakers keep statements and/or comments to 5 minutes, and if possible, 3 minutes.

Robert Kapilevich- President of the Pfannenbergs Manufacturing operations. Thank you to the Village of Alden and the ECIDA for allowing me to speak on behalf of Pfannenbergs today. Pfannenbergs has purchased a property in Alden, NY with 143,000 sq ft of manufacturing and office space. Our plan is to upgrade the facilities and to establish a state-of-the-art manufacturing operation in our new home in Alden. This exciting milestone marks the start of our expansion in the region, as we continue to invest in the future of our production capabilities and community involvement. Pfannenbergs is an international company that recently celebrated the 70th anniversary since its founding. We are a recognized leader within the Electrotechnology industry, including thermal management, liquid cooling and signaling technologies. Alden is a wonderful community and we could not be more excited to establish the home of our North American headquarters here and to build upon our three-decade long presence in Western New York. Our company is growing and we’re thrilled about the opportunities that will be enabled by our new location. The expanded operation will be critical in meeting the growing demand for our products.

Statement from Earl Rogalski, President – Americas: As Pfannenbergs expands its operations, we are committed to becoming an integral part of the Alden community. We look forward to

establishing roots here and contributing to the local economy. Our goal is to not only grow our business but also create new opportunities for local talent as we build for the future.

To add to Earl's point, I will mention that Pfannenberger is currently recruiting for multiple production, shipping and office positions, offering competitive benefits and career growth opportunities. Interested candidates are encouraged to apply via our website, www.CoolJobUSA.com” Thank you for your time and for this opportunity.

☒ **6. ADJOURNMENT:**

As there were no further statements and/or comments, the Hearing Officer closed the public hearing at 9:05 a.m.

SIGN IN SHEET PUBLIC HEARING

October 1, 2024, at 9:00 a.m.
at the Village of Alden, located at 13336 Broadway, Alden, NY 14004
regarding:

**Pfannenberger US Realty LLC project and/or Individual(s), Affiliate(s),
Subsidiary(ies), or Entity(ies) formed or to be formed on its behalf**

Project Location: 13595 Broadway, Alden, New York 14004

[illegible]