

PUBLIC HEARING SCRIPT

**683 Northland LLC and/or Individual(s) or
Affiliate(s), Subsidiary(ies), or Entity(ies)
formed or to be formed on its behalf Project**

Public Hearing to be held on April 27, 2017 at 9:00 a.m.,
at the Erie County Industrial Development Agency (the "Agency")
at 95 Perry Street, Suite 403, Buffalo, New York 14203

ATTENDANCE

David Stebbins – Buffalo Urban Development Corporation
Peter Cammarata – Buffalo Urban Development Corporation
Karen Fiala – Erie County Industrial Development Agency
Mollie Profic – Erie County Industrial Development Agency

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 Business Development Officer of the Erie County Industrial Development Agency, and I have been designated by the Agency to be the hearing officer to conduct this public hearing.*

2. PURPOSE: Purpose of the Hearing.

Hearing Officer: *We are here to hold the public hearing on the 683 Northland LLC and/or Individual(s) or Affiliate(s), Subsidiary(ies), or Entity(ies) formed or to be formed on its behalf project. 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 Monday, April 17, 2017.*

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

Hearing Officer: *The proposed project (the "Project") consists of: (i) a 10.19+/- acre parcel of land located at 644, 664, 683, 688 and 690 Northland Avenue in the City of Buffalo, Erie County, New York (the "Land") together with an existing 235,000+/- SF building (the "Existing Improvements"), (ii) the renovation, upgrading and equipping of the Existing Improvements thereon to house a 100,000+/- SF advanced manufacturing and electrical utilities training center and a 135,000+/- SF multi-tenant manufacturing facility consisting of manufacturing space, research and development space, and office space (the*

“Improvements”), and (iii) the acquisition and installation by the Company of certain items of machinery, equipment and other tangible personal property (the "Equipment," and collectively with the Land, the Existing Improvements and the Improvements, the "Facility").

The proposed financial assistance contemplated by the Agency includes New York State and local sales and use tax exemption benefits, mortgage recording tax exemption benefits, and real property tax abatement 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. If you have a written comment to submit for the record, you may do so. Written comments may also be delivered to the Agency at 95 Perry Street, Suite 403, Buffalo, New York 14203 until the comment period closes on May 23, 2017. There are no limitations on written comments.*

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

Hearing Officer: *If anyone is interested in making a 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 comments to 5 minutes, and if possible, 3 minutes.*

Peter Cammarata, President – Buffalo Urban Development Corporation - The Northland project includes the renovation of a vacant (235,000 s.f.) industrial building at 683 Northland and the construction of the Western New York Workforce Training Center. The project will include renovation of the entire building shell, installation of all new electrical and HVAC equipment, interior finishes (for labs, classrooms and offices), and site work that will include environmental remediation and other site improvements. The improvements will include parking, utilities and landscaping. This project will be undertaken subject to Department of Interior Standards for historic preservation. Governor Cuomo and Mayor Brown have identified the Northland Corridor as a linchpin site for the redevelopment of the Eastside of Buffalo, which can be transformational for employment opportunities in a previously under-served community.

6. ADJOURNMENT.

As there were no further comments, the Hearing Officer closed the public hearing at 9:15 a.m.

**SIGN IN SHEET
PUBLIC HEARING**

April 27, 2017 at 9:00 a.m., at the Erie County Industrial Development Agency, 95 Perry Street, Suite 403, Buffalo, New York 14203, regarding:

683 Northland LLC and/or Individual(s) or Affiliate(s), Subsidiary(ies), or Entity(ies) formed or to be formed on its behalf

Project Location: 644, 664, 683, 688 and 690 Northland Avenue, City of Buffalo, Erie County, New York

Name	Company and/or Address	X box to speak/ comment
David Stebbins	Buffalo Urban Development Corporation 95 Perry Street, Suite 404 Buffalo, New York 14203	
Peter Cammarata	Buffalo Urban Development Corporation 95 Perry Street, Suite 404 Buffalo, New York 14203	X
Karen Fiala	Erie County Industrial Development Agency 95 Perry Street, Suite 403 Buffalo, New York 14203	
Mollie Profic	Erie County Industrial Development Agency 95 Perry Street, Suite 403 Buffalo, New York 14203	