

## NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that a public hearing pursuant to Article 18-A of the New York State General Municipal Law will be held by the County of Monroe Industrial Development Agency d/b/a Imagine Monroe Powered By COMIDA (the "Agency") on the 19<sup>th</sup> day of March, 2018 at 10:00 a.m., local time, in the Hojack Room at the Webster Town Hall, 1000 Ridge Road, Webster, New York 14580, in connection with the following matter:

MORGAN PUBLISHER APARTMENTS, LLC, a New York limited liability company, or an entity formed or to be formed (collectively, the "Company") has requested that the Agency assist with a certain Project (the "Project"), consisting of: (A) the acquisition of a leasehold interest in a portion of an approximately 30.45-acre parcel of land located at 875 Publishers Parkway in the Town of Webster, New York (the "Land"); (B) the construction thereon of (i) a three-story, 74-unit apartment building comprised of 1- and 2-bedroom apartments, (ii) 135 two-bedroom townhomes situate in 36 buildings with each townhome to include a 1- or 2-car garage, (iii) a community center and (iv) 3 covered garage buildings with 55 parking spaces for tenants of the apartment building (collectively, the "Improvements"); and (C) the acquisition and installation therein, thereon or thereabout of certain machinery, equipment and related personal property (the "Equipment" and, together with the Land and the Improvements, the "Facility"). The Facility will be initially operated and/or managed by the Company.

The Agency will acquire a leasehold interest in the Facility and lease the Facility back to the Company. The Company will operate the Facility during the term of the lease. At the end of the lease term the Agency's leasehold interest will be terminated. The Agency contemplates that it will provide financial assistance (the "Financial Assistance") to the Company in the form of sales and use tax exemptions and a mortgage recording tax exemption, consistent with the policies of the Agency, and a partial real property tax abatement.

The Agency will, at the above-stated time and place, present a copy of the Company's Application (including the Benefit/Incentive analysis) and hear all persons with views in favor of or opposed to either the location or nature of the Facility, or the proposed financial assistance being contemplated by the Agency. In addition, at, or prior to, such hearing, interested parties may submit to the Agency written materials pertaining to such matters.

Dated: March 7, 2018

COUNTY OF MONROE INDUSTRIAL  
DEVELOPMENT AGENCY D/B/A IMAGINE  
MONROE POWERED BY COMIDA

By: Jeffrey R. Adair, Executive Director