

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 (the "Agency") on Thursday the 15th day of February, 2024 at 11:30 a.m., local time, in the Main Meeting Room at the Henrietta Town Hall, 475 Calkins Road, Henrietta, New York 14623, in connection with the following matter:

DIAMOND PACKAGING INC., a New York corporation, 111 COMMERCE DRIVE LLC, a New York limited liability company and COMMERCE DRIVE VENTURE LLC, a New York limited liability company, each for itself or a related 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 an aggregate approximately 13-acre parcel of land located at 111, 145 and 155 Commerce Drive in the Town of Henrietta, New York 14623 and all other lands in the Town of Henrietta where, by license or easement or other agreement, the Company or its designees are making improvements that benefit the Project (collectively, the "Land") together with (i) the existing approximately 80,000 square foot building (111 Commerce Drive); (ii) the existing approximately 40,000 square-foot building (145 Commerce Drive) and (iii) the existing approximately 80,000 square-foot building (155 Commerce Drive); all located on the Land (collectively, the "Existing Improvements"); (B)(i) the renovation of the 111 Commerce Drive building including, but not limited to, the addition of a new roof; (ii) the renovation of the 145 Commerce Drive building including, but not limited to, new HVAC system, new humidity control system, installation of new gas lines for heating, new flooring and three new dock doors for shipping; and (iii) the redesign and upgrading of the 155 Commerce Drive building (collectively, the "Improvements"); and (C) the acquisition and installation therein, thereon or thereabout of certain machinery, equipment and related personal property including, but not limited to, a state-of-the-art printing machine, two new indexing cold foil units and a sheeter (the "Equipment" and, together with the Land, the Existing Improvements and the Improvements, the "Facility"); for use by the Company in its printing and packaging business. 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") 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 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: February 2, 2024

COUNTY OF MONROE INDUSTRIAL
DEVELOPMENT AGENCY

By: Executive Director