

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 Friday, the 22nd day of March, 2024 at 11:30 a.m., local time, at the Ogden Town Hall, 269 Ogden Center Road, Spencerport, New York 14559, in connection with the following matter:

EMERALD POINT DEVELOPERS LLC, a New York limited liability company 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 a portion of an approximately 15.45-acre parcel of land located at 3841 Buffalo Road in the Town of Ogden, New York 14624 and all other lands in the Town of Ogden where, by license or easement or other agreement, the Company or its designees are making improvements that benefit the Project (the "Land") together with the existing building thereon; (B) the construction of an approximately 44,000 square-foot addition to the existing building (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, the Existing Improvements and the Improvements, the "Facility") to be subleased to Advantech Industries Inc. for use in its manufacturing 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") 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 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 6, 2024

COUNTY OF MONROE INDUSTRIAL
DEVELOPMENT AGENCY

By: Executive Director