

MINUTES OF PUBLIC HEARING

Oneida County Industrial Development Agency
2019 Real Estate Lease
Park Outdoor Advertising of New York, Inc. Facility

1. Mark Kaucher, representing the Oneida County Industrial Development Agency (the "Agency"), called the hearing to order.
2. Mr. Kaucher also recorded the minutes of the hearing.
3. Mr. Kaucher then described the proposed project and related financial assistance as follows:

Park Outdoor Advertising of New York, Inc., on behalf of itself and/or the principals of Park Outdoor Advertising of New York, Inc., and/or an entity formed or to be formed on behalf of any of the foregoing (collectively, the "Company") has applied to the Agency to enter into a transaction in which the Agency will assist in acquisition of a 0.50± acre parcel of land located at 2429 Chenango Road, City of Utica, Oneida County, New York (the "Land"), renovations to the 12,200± square foot building situated on the Land and construction of a 1,200± square foot pole barn (collectively, the "Improvements") and the acquisition and installation of equipment in the Improvements (the "Equipment"), all for the purpose of providing billboard advertising services (the Land, the Improvements and the Equipment referred to collectively as the "Facility" and the construction, renovation and equipping of the Improvements is referred to as the "Project"). The Facility will be initially operated and/or managed by the Company.

The Company has agreed to sell its existing facility to Mohawk Valley Healthcare Systems in furtherance of the MVHS downtown hospital project. The Company is acquiring the Land and will lease the Facility to the Agency. The Agency will lease the Facility back to the Company pursuant to a Leaseback Agreement. At the end of the lease term, the Agency will terminate its leasehold interest in the Facility. The Agency contemplates it will provide financial assistance to the Company to help mitigate the Company' s relocation costs in the form of exemptions from sales tax on materials and equipment acquired and installed in connection with the Project, and abatement of real property taxes for a period of ten years, which financial assistance is consistent with the Agency' s Uniform Tax Exemption Policy (MVHS Business Relocation Policy), to be more particularly described in a final authorizing resolution to be adopted by the Agency prior to the closing of the transactions described herein.

4. Mr. Kaucher then opened up the hearing for comments from the floor for or against the proposed financial assistance and the location and nature of the Facility. Attached is a listing of the persons heard and a summary of their views.
5. Mr. Kaucher then asked if there were any further comments, and, there being none, the hearing was closed at 9:15 a.m.



Mark Kaucher

Anthony J. Picente Jr.
County Executive

Shawna M. Papale
Secretary/
Executive Director

Jennifer Waters
Assistant Secretary

ONEIDA COUNTY INDUSTRIAL
DEVELOPMENT AGENCY



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David C. Grow
Chairman

Michael Fitzgerald
Vice Chairperson

Mary Faith Messenger
Treasurer

Ferris Betrus, Jr.
Kirk Hinman
Eugene Quadraro
Stephen Zogby

TO: OCIDA Board of Directors

FROM: Mark Kaucher

DATE: January 25, 2019

RE: Park Outdoor Advertising of New York, Inc.
January 25, 2019 Public Hearing Minutes
The thINCubator, 326 Broad St, Utica NY

Representing the Agency: Mark Kaucher

Public hearing opened at 9:00 AM.

Attendees: Matt Stublely, Park Outdoor; Mike Callan, Saunders & Kahler

Reading of the public hearing notice was waived.

There were no comments.

Public Hearing was closed at 9:15 AM

STATE OF NEW YORK)
 : SS.:
COUNTY OF ONEIDA)

I, the undersigned Secretary of the Oneida County Industrial Development Agency, DO HEREBY CERTIFY:

That I have compared the foregoing copy of the minutes of a public hearing held by the Oneida County Industrial Development Agency (the "Issuer") on January 25, 2019 at 9:00 a.m. local time, at the thINCubator, 326 Broad Street, Utica, New York with the original thereof on file in the office of the Issuer, and that the same is a true and correct copy of the minutes in connection with such matter.

I FURTHER CERTIFY that (i) pursuant to Title 1 of Article 18-A of the New York General Municipal Law, said hearing was open to the general public, and public notice of the time and place of said hearing was duly given in accordance with such Title 1 of Article 18-A, (ii) the hearing in all respects was duly held, and (iii) members of the public had an opportunity to be heard.

IN WITNESS WHEREOF, I have hereunto set my hand as of July 18, 2019.



Secretary