

**PUBLIC HEARING
Fredonia Village Hall
9-11 Church Street
Fredonia, NY 14063
September 26, 2022
9:30 a.m.**

D&S White Inn, LLC



County of Chautauqua Industrial Development Agency

Public Hearing Attendance Sheet

Project: D&S White Inn, LLC

Public Hearing Location: Fredonia Village Hall, 9-11 Church St., Fredonia, NY 14063

Public Hearing Date and Time: September 26, 2022 9:30 a.m.

Full Name (Please Print)

Signature

Affiliation

- | | | | |
|-----|--------------------|--------------------|------------------|
| 1. | Rosie Strandburg | R. Strandburg | CCIDA |
| 2. | Greg Petersen | Greg Petersen | PHILLIPS CYCLE |
| 3. | Annemarie Johnston | Annemarie Johnston | Village Fredonia |
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Attendees:

Gregory Peterson, CCIDA Counsel/Hearing Officer

Rosemarie Strandburg, CCIDA Staff

MR. PETERSON: Good morning. My name is Gregory Peterson. I am an attorney with the law firm of Phillips Lytle LLP and a duly authorized hearing officer of the County of Chautauqua Industrial Development Agency (the "Agency") and I have been authorized to hold a public hearing pursuant to Section 859-a of the New York General Municipal Law, as amended (the "Act").

Today is Monday, September 26, 2022, and the time is now 9:30 a.m. We are at Fredonia Village Hall, 9-11 Church Street, 2nd Floor Board Room, Village of Fredonia, County of Chautauqua, New York.

The Agency has received an application for financial assistance in connection with the following matter:

D&S WHITE INN, LLC, a limited liability company duly organized and existing under the laws of the State of New York (the "Applicant"), presented an application for financial assistance (the "Application") to the Agency, which Application requested that the Agency consider undertaking a project (the "Project") consisting of the following: (A)(1) the acquisition of an interest in an approximately 2 acre certain parcel of land located at 52 E. Main Street, Village of Fredonia and Town of Pomfret, Chautauqua County, New York (collectively, the "Land"), (2) the renovation of the existing approximately 25,000 square foot building on the Land and the construction of certain additions thereto including an approximately 600 square foot cooler/freezer and an approximately 1,000 square foot patio (collectively, the "Improvements"), and (3) the acquisition and installation of certain furniture, fixtures, machinery and equipment necessary for the completion thereof (the "Equipment" and together with the Land and the Improvements, collectively, the "Project Facility"), all of the foregoing for use by the Applicant and/or its affiliates as a historic hotel facility constituting a tourism destination facility; (B) the granting of certain "financial assistance" (within the meaning of Section 854(14) of the General Municipal Law) with respect to the foregoing; and (C) the lease (with an obligation to purchase), license or sale of the Project Facility to the Applicant or such other entity(ies) as may be designated by the Applicant and

agreed upon by the Agency and the sublease of the Project Facility to an affiliate of the Applicant.

The Project Facility would be initially owned, operated and/or managed by the Applicant (or such other designated entity or entities).

The Applicant (or such other designated entity(ies)) would receive financial assistance from the Agency in the form of potential exemptions or partial exemptions from sales and use taxes, mortgage recording taxes and real property taxes (collectively, the "Financial Assistance").

Notice of this public hearing was published in *The Observer* on September 16, 2022 and provided to the Chief Executive Officer of each affected tax jurisdiction within which the Project Facility is or will be located by letter dated September 15, 2022.

The purpose of this public hearing is to provide an opportunity for all interested parties to present their views, both orally and in writing, with respect to the granting of the Financial Assistance contemplated by the Agency or the location or nature of the Project. As set forth in the notice of this public hearing, comments may also be submitted to the Agency in writing or electronically at the following email address: strandbr@chqgov.com.

Subject to applicable law, copies of the Application, including an analysis of the costs and benefits of the Project, are available for review by the public online at www.ccida.com.

This public hearing is being streamed on the Agency's website in real-time and a video recording of this public hearing is being made and will be posted on the Agency's website, all in accordance with Section 857 of the New York General Municipal Law, as amended. In addition, a report or summary of this

hearing will be made and such report or summary of all comments received by the Agency shall be provided to the Agency's members and posted on the Agency's website. Comments received in writing will be also be included in the report and any summary of this public hearing.

Is there anyone wishing to be heard with respect to the Project or the Financial Assistance?

MR. PETERSON: It is now 9:35 a.m. Let the record show that, other than comments submitted in writing [and those made here today], no [other] members of the public have indicated a desire to comment with respect to the Project or the Financial Assistance. I therefore call this hearing to a close.

Respectfully submitted by: Rosemarie Strandburg, CCIDA Project Manager