

**Public Hearing**

**Seaboard Solar, LLC – Barnes Road East**

**Stockton Volunteer Fire Station**

**28 Stockton-Kimball Stand Road**

**Stockton, NY 14784**

**July 6, 2022**

**9:30 AM**



County of Chautauqua Industrial Development Agency

## Public Hearing Attendance Sheet

Project: Seaboard Solar, LLC – Barnes Road East and Barnes Road West

Public Hearing Location: Stockton Volunteer Fire Station, 28 Stockton-Kimball Stand Road, Stockton, NY 14784

Public Hearing Date and Time: July 6th, 2022 9:30 and 9:45 a.m.

Full Name (Please Print)	Signature	Affiliation
1. <u>Rosie Strandburg</u>	<u>R. Strandburg</u>	<u>CCIDA</u>
2. <u>Dave Wilson</u>	<u>Dave Wilson</u>	<u>Town Supervisor</u>
3. <u>Don Meder</u>	<u>DON MEDER</u>	<u>Landowner</u>
4. <u>Hannah Abrem</u>	<u>Hannah Abrem</u>	<u>Stockton Town Board</u>
5. <u>Greg Rhee</u>	<u>Greg Rhee</u>	<u>CCIDA</u>
6. <u>John Beichner</u>	<u>John Beichner</u>	<u>Stockton Town Board</u>
7. _____	_____	_____
8. _____	_____	_____
9. _____	_____	_____
10. _____	_____	_____
11. _____	_____	_____
12. _____	_____	_____

MS. STRANDBURG: Good morning. My name is Rosemarie Strandburg. I am a Project Manager 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 July 6, 2022 and the time is now 9:32 a.m. We are at Stockton Volunteer Fire Station 1, 28 Stockton-Kimball Stand Road, Town of Stockton, County of Chautauqua, New York.

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

BARNES ROAD SOLAR, LLC, a limited liability company duly organized and existing under the laws of the State of Delaware and qualified to do business in the State of New York as a foreign limited liability company (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 26 acre portion of an approximately 34 acre parcel of land located on Barnes Road, Town of Stockton, Chautauqua County, New York (current SBL 214.00-1-40) (collectively, the “Land”), (2) the acquisition, construction, installation, and equipping on the Land of: (i) solar photovoltaic modules mounted on a 1-axis tracking steel structure, (ii) inverters and transformers, (iii) underground and overhead electrical lines, (iv) fencing, and (v) a system of access roads, parking, landscaping and related improvements to the Land (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 an approximately 4.375 megawatt A/C solar-powered electrical generation 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.

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 real property taxes, mortgage recording taxes and sales and use taxes (collectively, the “Financial Assistance”).

Notice of this public hearing was published in [*The Observer*] on June 22, 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 June 21, 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](mailto: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](http://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?

Dave Wilson – I am the Supervisor here, in the Town of Stockton. I understand that I have no problems with the IDA doing any PILOT program or PILOT project. I understand that it is proposed at \$3,500 per megawatt, which I have no problems with. What I would like to see that \$3,500 divided equally between the three units of government, us, the County, and school. I know the way the County does it now and I don't feel that is fair in this case. It is the Town of Stockton that has worked through this entire project for the last year, year and half, two, however long it's been going on now. I just thinks it's the towns people here, in the Town of Stockton that have to put up with the project that they're entitled to more of the percentage that normally the IDA gives. It is a small percentage compared to the other two. I would just like to propose that that \$3,500 gets split three ways equally.

MS. STRANDBURG: It is now 9:38 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.