

Governance Information (Authority-Related)

Question	Response	URL (if applicable)
1. Has the Authority prepared its annual report on operations and accomplishments for the reporting period as required by section 2800 of PAL?	Yes	http://yonkersida.com/sites/default/files/2015%20signed%20Annual%20Report%20.pdf
2. As required by section 2800(9) of PAL, did the Authority prepare an assessment of the effectiveness of its internal controls?	Yes	http://yonkersida.com/sites/default/files/final%20Internal%20control%20letter%202015.pdf
3. Has the lead audit partner for the independent audit firm changed in the last five years in accordance with section 2802(4) of PAL?	Yes	N/A
4. Does the independent auditor provide non-audit services to the Authority?	No	N/A
5. Does the Authority have an organization chart?	Yes	http://yonkersida.com/sites/default/files/Organizational%20chart%20YIDA%202015.pdf
6. Are any Authority staff also employed by another government agency?	No	
7. Does the Authority have Claw Back agreements?	Yes	N/A
8. Has the Authority posted their mission statement to their website?	Yes	http://yonkersida.com/sites/default/files/2015%20Mission%20Statement.pdf
9. Has the Authority's mission statement been revised and adopted during the reporting period?	No	N/A
10. Attach the Authority's measurement report, as required by section 2824-a of PAL and provide the URL?		http://yonkersida.com/sites/default/files/Signed%202015%20measurement%20report.pdf

Governance Information (Board-Related)

Question	Response	URL
1. Has the Board established a Governance Committee in accordance with Section 2824(7) of PAL?	Yes	N/A
2. Has the Board established an Audit Committee in accordance with Section 2824(4) of PAL?	Yes	N/A
3. Has the Board established Finance Committee in accordance with Section 2824(8) of PAL?	No	N/A
4. Provide a URL link where a list of Board committees can be found (including the name of the committee and the date established):		http://www.yonkersida.com/sites/default/files/YIDA%20Committees%202015.pdf
5. Does the majority of the Board meet the independence requirements of Section 2825(2) of PAL?	Yes	N/A
6. Provide a URL link to the minutes of the Board and committee meetings held during the covered fiscal year		http://www.yonkersida.com/NewsNotices
7. Has the Board adopted bylaws and made them available to Board members and staff?	Yes	http://www.yonkersida.com/sites/default/files/By-Laws%20Adopted%206%2026%202013%20Accessible%20Version_1.pdf
8. Has the Board adopted a code of ethics for Board members and staff?	Yes	http://www.yonkersida.com/sites/default/files/Code%20of%20Ethics_1.pdf
9. Does the Board review and monitor the Authority's implementation of financial and management controls?	Yes	N/A
10. Does the Board execute direct oversight of the CEO and management in accordance with Section 2824(1) of PAL?	Yes	N/A
11. Has the Board adopted policies for the following in accordance with Section 2824(1) of PAL?		
Salary and Compensation	Yes	N/A
Time and Attendance	Yes	N/A
Whistleblower Protection	Yes	N/A
Defense and Indemnification of Board Members	Yes	N/A
12. Has the Board adopted a policy prohibiting the extension of credit to Board members and staff in accordance with Section 2824(5) of PAL?	Yes	N/A
13. Are the Authority's Board members, officers, and staff required to submit financial disclosure forms in accordance with Section 2825(3) of PAL?	Yes	N/A
14. Was a performance evaluation of the board completed?	Yes	N/A
15. Was compensation paid by the Authority made in accordance with employee or union contracts?	No	N/A
16. Has the board adopted a conditional/additional compensation policy governing all employees?	No	
17. Has the board adopted a Uniform Tax Exemption Policy(UTEP) according to Section	Yes	

	Response	URL
874(4) of GML?		

Board of Directors Listing

Name	Singer, Cecile	Name	Kischak, Peter
Chair of the Board	No	Chair of the Board	No
If yes, Chairman Designated by.		If yes, Chairman Designated by.	
Term Start Date	06/01/2013	Term Start Date	06/01/2013
Term Expiration Date	05/31/2016	Term Expiration Date	05/31/2017
Title		Title	
Has the Board member appointed a designee?		Has the Board member appointed a designee?	
Designee Name		Designee Name	
Ex-officio	No	Ex-officio	No
Nominated By	Ex-Officio	Nominated By	Ex-Officio
Appointed By	Ex-Officio	Appointed By	Ex-Officio
Confirmed by Senate?	No	Confirmed by Senate?	No
Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes	Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes
Complied with training requirement of Section 2824?	Yes	Complied with training requirement of Section 2824?	Yes
Does the Board member/designee also hold an elected or appointed State gove	No	Does the Board member/designee also hold an elected or appointed State gove	No
Does the Board member/designee also hold an elected or appointed municipal government position?	No	Does the Board member/designee also hold an elected or appointed municipal government position?	No

Board of Directors Listing

Name	Nacerino, Melissa	Name	Ball, Sr., Martin
Chair of the Board	No	Chair of the Board	No
If yes, Chairman Designated by.		If yes, Chairman Designated by.	
Term Start Date	07/21/2015	Term Start Date	06/01/2014
Term Expiration Date	05/31/2020	Term Expiration Date	05/31/2019
Title		Title	
Has the Board member appointed a designee?		Has the Board member appointed a designee?	
Designee Name		Designee Name	
Ex-officio	No	Ex-officio	No
Nominated By	Ex-Officio	Nominated By	Ex-Officio
Appointed By	Ex-Officio	Appointed By	Ex-Officio
Confirmed by Senate?	No	Confirmed by Senate?	No
Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes	Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes
Complied with training requirement of Section 2824?	Yes	Complied with training requirement of Section 2824?	Yes
Does the Board member/designee also hold an elected or appointed State gove	No	Does the Board member/designee also hold an elected or appointed State gove	No
Does the Board member/designee also hold an elected or appointed municipal government position?	No	Does the Board member/designee also hold an elected or appointed municipal government position?	No

Board of Directors Listing

Name	Spano, Michael	Name	Gerry, Susan
Chair of the Board	Yes	Chair of the Board	No
If yes, Chairman Designated by.	By Virtue of Position	If yes, Chairman Designated by.	
Term Start Date	01/01/2012	Term Start Date	06/01/2013
Term Expiration Date	Ex-Officio	Term Expiration Date	05/31/2018
Title	Mayor	Title	
Has the Board member appointed a designee?	No	Has the Board member appointed a designee?	
Designee Name		Designee Name	
Ex-officio	Yes	Ex-officio	No
Nominated By	Other	Nominated By	Ex-Officio
Appointed By	Other	Appointed By	Ex-Officio
Confirmed by Senate?	No	Confirmed by Senate?	No
Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes	Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes
Complied with training requirement of Section 2824?	Yes	Complied with training requirement of Section 2824?	Yes
Does the Board member/designee also hold an elected or appointed State gove	No	Does the Board member/designee also hold an elected or appointed State gove	No
Does the Board member/designee also hold an elected or appointed municipal government position?	Yes	Does the Board member/designee also hold an elected or appointed municipal government position?	Yes

Board of Directors Listing

Name	Carden, Joy	Name	Maccariello, Robert
Chair of the Board	No	Chair of the Board	No
If yes, Chairman Designated by.		If yes, Chairman Designated by.	
Term Start Date	06/01/2013	Term Start Date	06/01/2013
Term Expiration Date	05/31/2015	Term Expiration Date	05/31/2015
Title		Title	
Has the Board member appointed a designee?		Has the Board member appointed a designee?	
Designee Name		Designee Name	
Ex-officio	No	Ex-officio	No
Nominated By	Ex-Officio	Nominated By	Ex-Officio
Appointed By	Ex-Officio	Appointed By	Ex-Officio
Confirmed by Senate?	No	Confirmed by Senate?	No
Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes	Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes
Complied with training requirement of Section 2824?	Yes	Complied with training requirement of Section 2824?	Yes
Does the Board member/designee also hold an elected or appointed State gove	No	Does the Board member/designee also hold an elected or appointed State gove	No
Does the Board member/designee also hold an elected or appointed municipal government position?	No	Does the Board member/designee also hold an elected or appointed municipal government position?	No

Staff Listing

Name	Title	Group	Department / Subsidiary	Union Name	Bargaining Unit	Full Time/ Part Time	Exempt	Base Annualized Salary	Actual salary paid to the Individual	Over time paid by Authority	Performance Bonus	Extra Pay	Other Compensation/Allowances/Adjustments	Total Compensation	Individual also paid by another entity to perform the work of the Authority	If yes, Is the payment made by State or local government
Jenkins, Kenneth	President	Executive				PT	No	60,000.00	60,230.71	0	0	0	0	60,230.71	No	
McGill, Jaime	Executive Director	Executive				FT	No	85,000.00	98,122.55	0	0	0	0	98,122.55	No	
RODRIGUEZ, FIONA	ADMINISTRATIVE ASSISTANT	Administrative and Clerical	YONKERS INDUSTRIAL DEVELOPMENT AGENCY	N/A	N/A	FT	No	48,304.00	48,715.11	0	0	0	0	48,715.11	No	

Benefit Information

During the fiscal year, did the Authority continue to pay for any of the above mentioned benefits for

No

Board Members

Name	Title	Severance Package	Payment for Unused Leave	Club Member-ships	Use of Corporate Credit Cards	Personal Loans	Auto	Transportation	Housing Allowance	Spousal / Dependent Life Insurance	Tuition Assistance	Multi-Year Employment	None of These Benefits	Other
Spano, Michael	Board of Directors												X	
Gerry, Susan	Board of Directors												X	
Ball, Sr., Martin	Board of Directors												X	
Carden, Joy	Board of Directors												X	
Singer, Cecile	Board of Directors												X	
Maccariello, Robert	Board of Directors												X	
Kischak, Peter	Board of Directors												X	
Nacerino, Melissa	Board of Directors												X	

Staff

Name	Title	Severance Package	Payment for Unused Leave	Club Member-ships	Use of Corporate Credit Cards	Personal Loans	Auto	Transportation	Housing Allowance	Spousal / Dependent Life Insurance	Tuition Assistance	Multi-Year Employment	None of These Benefits	Other
No Data has been entered by the Authority for this section in PARIS														

Subsidiary/Component Unit Verification

Is the list of subsidiaries, as assembled by the Office of the State Comptroller, correct? Yes
 Are there other subsidiaries or component units of the Authority that are active, not included in the PARIS reports submitted by this No

Name of Subsidiary/Component Unit	Status	Requested Changes
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Subsidiary/Component Unit Creation

Name of Subsidiary/Component Unit	Establishment Date	Entity Purpose
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Subsidiary/Component unit Termination

Name of Subsidiary/Component Unit	Termination Date	Termination Reason	Proof of Termination
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No Data has been entered by the Authority for this section in PARIS

Summary Financial Information

SUMMARY STATEMENT OF NET ASSETS

<u>Assets</u>	
Current Assets	
Cash and cash equivalents	\$2,179,094
Investments	\$0
Receivables, net	\$234,122
Other assets	\$73,264
Total Current Assets	\$2,486,480
Noncurrent Assets	
Restricted cash and investments	\$3,617,066
Long-term receivables, net	\$0
Other assets	\$0
Capital Assets	
Land and other nondepreciable property	\$6,333,703
Buildings and equipment	\$0
Infrastructure	\$0
Accumulated depreciation	\$0
Net Capital Assets	\$6,333,703
Total Noncurrent Assets	\$9,950,769
Total Assets	\$12,437,249

Summary Financial Information

SUMMARY STATEMENT OF NET ASSETS

Liabilities

Current Liabilities

Accounts payable	\$86,800
Pension contribution payable	\$0
Other post-employment benefits	\$0
Accrued liabilities	\$156,227
Deferred revenues	\$69,903
Bonds and notes payable	\$0
Other long-term obligations due within one year	\$595,957
Total Current Liabilities	\$908,887

Noncurrent Liabilities

Pension contribution payable	\$130,877
Other post-employment benefits	\$0
Bonds and notes payable	\$137,455
Long Term Leases	\$0
Other long-term obligations	\$1,723,601
Total Noncurrent Liabilities	\$1,991,933

Total Liabilities **\$2,900,820**

Net Asset (Deficit)

Net Asset

Invested in capital assets, net of related debt	\$4,472,647
Restricted	\$3,101,190
Unrestricted	\$1,962,592
Total Net Assets	\$9,536,429

Summary Financial InformationSUMMARY STATEMENT OF REVENUE, EXPENSES AND CHANGES IN NET ASSETSOperating Revenues

Charges for services	\$1,453,500
Rental & financing income	\$117,303
Other operating revenues	\$240,932
Total Operating Revenue	\$1,811,735

Operating Expenses

Salaries and wages	\$207,068
Other employee benefits	\$75,740
Professional services contracts	\$188,574
Supplies and materials	\$16,027
Depreciation & amortization	\$91,893
Other operating expenses	\$237,614
Total Operating Expenses	\$816,916

Operating Income (Loss) **\$994,819**

Nonoperating Revenues

Investment earnings	\$0
State subsidies/grants	\$0
Federal subsidies/grants	\$0
Municipal subsidies/grants	\$0
Public authority subsidies	\$0
Other nonoperating revenues	\$8,357,051
Total Nonoperating Revenue	\$8,357,051

Summary Financial Information

SUMMARY STATEMENT OF REVENUE, EXPENSES AND CHANGES IN NET ASSETS

Nonoperating Expenses

Interest and other financing charges	\$0
Subsidies to other public authorities	\$0
Grants and donations	\$0
Other nonoperating expenses	\$1,343,125
Total Nonoperating Expenses	\$1,343,125
Income (Loss) Before Contributions	\$8,008,745
Capital Contributions	\$0
Change in net assets	\$8,008,745
Net assets (deficit) beginning of year	\$1,651,477
Other net assets changes	\$0
Net assets (deficit) at end of year	\$9,536,429

Current Debt

Question	Response
1. Did the Authority have any outstanding debt, including conduit debt, at any point during the reporting period?	Yes
2. If yes, has the Authority issued any debt during the reporting period?	No

New Debt Issuances List by Type of Debt and Program

No Data has been entered by the Authority for this section in PARIS

Schedule of Authority Debt

Type of Debt	Statutory Authorization (\$)	Outstanding Start of Fiscal Year (\$)	New Debt Issuances (\$)	Debt Retired (\$)	Outstanding End of Fiscal Year (\$)
State Obligation					
State Guaranteed					
State Supported					
State Contingent Obligation					
State Moral Obligation					
Other State Funded					
Authority Obligation					
General Obligation					
Revenue					
Other Non-State Funded					
Conduit					
Conduit Debt	0.00	226,458,332.00	0.00	17,588,402.00	208,869,930.00
Conduit Debt - Pilot Increment Financing					

Real Property Acquisition/Disposal List

This Authority has indicated that it had no real property acquisitions or disposals during the reporting period.

Personal Property

This Authority has indicated that it had no personal property disposals during the reporting period.

Property Documents

Question	Response	URL (if applicable)
1. In accordance with Section 2896(3) of PAL, the Authority is required to prepare a report at least annually of all real property of the Authority. Has this report been prepared?	Yes	http://www.yonkersida.com/sites/default/files/2015%20Property%20Schedule_0.pdf
2. Has the Authority prepared policies, procedures, or guidelines regarding the use, awarding, monitoring, and reporting of contracts for the acquisition and disposal of property?	Yes	http://www.yonkersida.com/sites/default/files/YIDA%20Guidelines-%20disposal%20real%20property.pdf
3. In accordance with Section 2896(1) of PAL, has the Authority named a contracting officer who shall be responsible for the Authority's compliance with and enforcement of such guidelines?	Yes	

IDA Projects

1.

General Project Information

Project Code: 55070006A
Project Type: Bonds/Notes Issuance
Project Name: 11-23 St Casimir Avenue LP

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$10,000,000.00
Benefited Project Amount: \$9,695,000.00
Bond/Note Amount: \$9,695,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Taxable
Not For Profit: No
Date Project Approved: 12/18/2000
IDA Took Title Yes
to Property:
Date IDA Took Title 12/28/2000
or Leasehold Interest:
Year Financial Assitance is 2042
planned to End:
Notes: Federal Tax Status of Bonds: Tax Exempt. (Field is locked, can not modify). Property tax calculated based on assessed value which have not been gr

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$37,152.85
Local Property Tax Exemption: \$68,970.02
School Property Tax Exemption: \$160,064.05
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$266,186.92
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$2,142	\$2,142
Local PILOT:	\$12,858	\$12,858
School District PILOT:	\$0	\$0
Total PILOTS:	\$15,000	\$15,000

Net Exemptions: \$251,186.92

Location of Project

Address Line1: 11-23 Casmir Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 4
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 3
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 3

Applicant Information

Applicant Name: Arco Management
Address Line1: 4 Executive Drive
Address Line2:
City: SUFFERN
State: NY
Zip - Plus4: 10901
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

2.

General Project Information

Project Code: 55070802A
Project Type: Straight Lease
Project Name: 326 Riverdale Owners LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$54,067,586.00
Benefited Project Amount: \$28,300,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 12/03/2008
IDA Took Title Yes
to Property:
Date IDA Took Title 12/31/2008
or Leasehold Interest:
Year Financial Assitance is 2038
planned to End:
Notes: Develop new affordable workforce housing on formerly vacant lots. Construction was completed in 2011.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$57,671.14
Local Property Tax Exemption: \$107,059.88
School Property Tax Exemption: \$248,462.14
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$413,193.16
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$16,183.41	\$16,183.41
Local PILOT:	\$99,743.59	\$99,743.59
School District PILOT:	\$0	\$0
Total PILOTS:	\$115,927	\$115,927

Net Exemptions: \$297,266.16

Location of Project

Address Line1: 330 Riverdale Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10705
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 3
Average estimated annual salary of jobs to be created.(at Current market rates): 25,000
Annualized salary Range of Jobs to be Created: 40,000 To: 45,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 3
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 3

Applicant Information

Applicant Name: 326 Riverdale Owners LLC
Address Line1: 1865 Palmer Avenue
Address Line2: Suite 203
City: LARCHMONT
State: NY
Zip - Plus4: 10538
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

3.

General Project Information

Project Code: 55071410A
Project Type: Straight Lease
Project Name: 555 Storage Group Inc.

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Other Categories

Total Project Amount: \$20,000,000.00
Benefited Project Amount: \$923,250.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 09/24/2014
IDA Took Title Yes
to Property:
Date IDA Took Title 10/01/2014
or Leasehold Interest:
Year Financial Assitance is 2024
planned to End:
Notes: Construction of 150 room hotel

Location of Project

Address Line1: 555 Tuckahoe Road
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10710
Province/Region:
Country: USA

Applicant Information

Applicant Name: 555 Storage Group Inc.
Address Line1: 120 Old Post Road
Address Line2:
City: RYE
State: NY
Zip - Plus4: 10580
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$144,318.3
Local Sales Tax Exemption: \$157,848.14
County Real Property Tax Exemption: \$17,547
Local Property Tax Exemption: \$32,574
School Property Tax Exemption: \$75,597
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$427,884.44
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$17,516.87	\$17,516.87
Local PILOT:	\$107,962.13	\$107,962.13
School District PILOT:	\$0	\$0
Total PILOTS:	\$125,479	\$125,479

Net Exemptions: \$302,405.44

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 50
Average estimated annual salary of jobs to be created.(at Current market rates): 40,000
Annualized salary Range of Jobs to be Created: 22,000 To: 100,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 75
Net Employment Change: 0

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

4.

General Project Information

Project Code: 55070905A
Project Type: Straight Lease
Project Name: 86 Main LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$9,025,000.00
Benefited Project Amount: \$9,025,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 12/30/2009
IDA Took Title Yes
to Property:
Date IDA Took Title 08/31/2010
or Leasehold Interest:
Year Financial Assitance is 2020
planned to End:
Notes: Assisted a company with taking over a commercial building in need of renovations to attract business tenants.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$24,039.39
Local Property Tax Exemption: \$44,626.38
School Property Tax Exemption: \$103,567.89
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$172,233.66
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$22,336	\$22,336
Local PILOT:	\$137,664	\$137,664
School District PILOT:	\$0	\$0
Total PILOTS:	\$160,000	\$160,000

Net Exemptions: \$12,233.66

Location of Project

Address Line1: 159 Alexander Street
Address Line2: C/O Excelsior Packaging Group, Inc
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 10
Original Estimate of Jobs to be created: 30
Average estimated annual salary of jobs to be created.(at Current market rates): 45,000
Annualized salary Range of Jobs to be Created: 25,000 To: 45,000
Original Estimate of Jobs to be Retained: 10
Estimated average annual salary of jobs to be retained.(at Current Market rates): 35,000
Current # of FTEs: 40
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 30

Applicant Information

Applicant Name: 86 Main LLC
Address Line1: 159 Alexander Street
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

5.

General Project Information

Project Code: 55070602A
Project Type: Straight Lease
Project Name: Animal Specialty Center, LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$9,000,000.00
Benefited Project Amount: \$5,900,000.00

Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 06/07/2006
IDA Took Title Yes
to Property:
Date IDA Took Title 09/22/2006
or Leasehold Interest:
Year Financial Assitance is 2017
planned to End:

Notes: Bring new business to Yonkers. High quality jobs, new taxes. Provide unique service to the community.

Location of Project

Address Line1: 9 Odell Plaza
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10703
Province/Region:
Country: USA

Applicant Information

Applicant Name: "Animal Specialty Center, LLC"
Address Line1: 9 Odell Plaza
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10710
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$21,056.4
Local Property Tax Exemption: \$39,088.8
School Property Tax Exemption: \$90,716.4
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$150,861.60

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$19,001.65	\$19,001.65
Local PILOT:	\$117,138.37	\$117,138.37
School District PILOT:	\$0	\$0
Total PILOTS:	\$136,140.02	\$136,140.02

Net Exemptions: \$14,721.58

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 75
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 104
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 104

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

6.

General Project Information

Project Code: 55070907A
Project Type: Straight Lease
Project Name: Ashburton Ave I, LP

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$19,100,000.00
Benefited Project Amount: \$8,332,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/26/2009
IDA Took Title Yes
to Property:
Date IDA Took Title 03/11/2010
or Leasehold Interest:
Year Financial Assitance is 2052
planned to End:
Notes: Affordable rental housing for seniors.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$13,487.79
Local Property Tax Exemption: \$25,038.55
School Property Tax Exemption: \$58,108.89
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$96,635.23
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$7,410.41	\$7,410.41
Local PILOT:	\$45,672.76	\$45,672.76
School District PILOT:	\$0	\$0
Total PILOTS:	\$53,083.17	\$53,083.17

Net Exemptions: \$43,552.06

Location of Project

Address Line1: 110-126 Ashburton Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 2
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 36,000 To: 58,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 2
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 2

Applicant Information

Applicant Name: "Ashburton Ave I, LP"
Address Line1: 340 Pemberwick Rd
Address Line2:
City: GREENWICH
State: CT
Zip - Plus4: 06831
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

7.

General Project Information

Project Code: 55071303A
Project Type: Straight Lease
Project Name: CAHOKIA LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Other Categories

Total Project Amount: \$4,000,000.00
Benefited Project Amount: \$117,250.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 12/18/2013
IDA Took Title Yes
to Property:
Date IDA Took Title 12/18/2013
or Leasehold Interest:
Year Financial Assitance is 2023
planned to End:
Notes: City Jail converted into Art gallery.
Community Development

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$24,004.3
Local Property Tax Exemption: \$44,561.23
School Property Tax Exemption: \$103,416.7
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$171,982.23
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$445.46	\$445.46
Local PILOT:	\$2,745.54	\$2,745.54
School District PILOT:	\$0	\$0
Total PILOTS:	\$3,191	\$3,191

Net Exemptions: \$168,791.23

Location of Project

Address Line1: 24 ALEXANDER STREET
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 1
Average estimated annual salary of jobs to be created.(at Current market rates): 60,000
Annualized salary Range of Jobs to be Created: 60,000 To: 80,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 15
Net Employment Change: 0

Applicant Information

Applicant Name: CAHOKIA LLC
Address Line1: 52 E 78TH STREET #10C
Address Line2:
City: NEW YORK
State: NY
Zip - Plus4: 10075
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

8.

General Project Information

Project Code: 55071606A
Project Type: Straight Lease
Project Name: CCNA Realty

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$13,500,000.00
Benefited Project Amount: \$443,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 05/19/2015
IDA Took Title Yes
to Property:
Date IDA Took Title 06/01/2015
or Leasehold Interest:
Year Financial Assitance is 2020
planned to End:
Notes: the renovation of two currently unfinished/vacant floors at the property in order to fully lease the premises

Location of Project

Address Line1: 470 Nepperhan Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: CCNA Realty
Address Line1: 165 Wyndcliff Road
Address Line2:
City: SCARSDALE
State: NY
Zip - Plus4: 10583
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$2,646.49
Local Sales Tax Exemption: \$2,894.6
County Real Property Tax Exemption: \$25,887.67
Local Property Tax Exemption: \$48,057.51
School Property Tax Exemption: \$111,530.77
Mortgage Recording Tax Exemption: \$108,000
Total Exemptions: \$299,017.04
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$299,017.04

Project Employment Information

of FTEs before IDA Status: 25
Original Estimate of Jobs to be created: 3
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 25
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 32
of FTE Construction Jobs during fiscal year: 5
Net Employment Change: 7

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

9.

General Project Information

Project Code: 55079802A
Project Type: Straight Lease
Project Name: CR Riverdale Limited Partnership

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$45,000,000.00
Benefited Project Amount: \$45,000,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 03/23/1999
IDA Took Title Yes
to Property:
Date IDA Took Title 04/01/1999
or Leasehold Interest:
Year Financial Assitance is 2014
planned to End:
Notes: Bring new business to Yonkers quality housing for seniors. Promotes workforce housing by making empty nester homes available. In 2012, property was acquir

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$231,620.4
Local Property Tax Exemption: \$429,976.8
School Property Tax Exemption: \$997,880.4
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$1,659,477.60
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$100,346.41	\$100,346.41
Local PILOT:	\$604,086.07	\$604,086.07
School District PILOT:	\$0	\$0
Total PILOTS:	\$704,432.48	\$704,432.48

Net Exemptions: \$955,045.12

Location of Project

Address Line1: 537 Riverdale Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10705
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 175
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 137
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 137

Applicant Information

Applicant Name: CR riverdale LP
Address Line1: 537 Riverdale Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10705
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: Yes
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: Yes
The project receives no tax exemptions: Yes

IDA Projects

10.

General Project Information

Project Code: 55071001A
Project Type: Straight Lease
Project Name: Central Ave Chrysler Jeep Dodge, Inc

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$1,000,000.00
Benefited Project Amount: \$1,000,000.00

Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 03/30/2010
IDA Took Title Yes
to Property:
Date IDA Took Title 06/01/2010
or Leasehold Interest:
Year Financial Assitance is 2019
planned to End:

Notes: Help business renovate and expand operations.

Location of Project

Address Line1: 1839 Central Park Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10710
Province/Region:
Country: USA

Applicant Information

Applicant Name: "Central Ave Chrysler Jeep Dodge,
Address Line1: 1839 Central Park Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10710
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$16,505.88
Local Property Tax Exemption: \$30,641.28
School Property Tax Exemption: \$71,111.58
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$118,258.74

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$13,886.13	\$13,886.13
Local PILOT:	\$85,584.72	\$85,584.72
School District PILOT:	\$0	\$0
Total PILOTS:	\$99,470.85	\$99,470.85

Net Exemptions: \$18,787.89

Project Employment Information

of FTEs before IDA Status: 70
Original Estimate of Jobs to be created: 10
Average estimated annual salary of jobs to be created.(at Current market rates): 40,000
Annualized salary Range of Jobs to be Created: 40,000 To: 40,000
Original Estimate of Jobs to be Retained: 70
Estimated average annual salary of jobs to be retained.(at Current Market rates): 48,000
Current # of FTEs: 92
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 22

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

11.

General Project Information

Project Code: 55070603A
Project Type: Straight Lease
Project Name: Collins Phase II

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$110,000,000.00
Benefited Project Amount: \$87,500,000.00

Bond/Note Amount:
Annual Lease Payment: \$1

Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 06/07/2006
IDA Took Title Yes
to Property:
Date IDA Took Title 06/30/2006

or Leasehold Interest:
Year Financial Assitance is 2018
planned to End:

Notes: Jumpstart development of Waterfront.
Provide population base of residents to support Downtown development.

Location of Project

Address Line1: "1 Alexander St., 75 Dock St., 26
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: Collins Yonkers II
Address Line1: 2001 West Main Street, Suite 175
Address Line2:
City: STAMFORD
State: CT
Zip - Plus4: 06902
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$184,594.44
Local Property Tax Exemption: \$342,678.48
School Property Tax Exemption: \$795,280.44
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$1,322,553.36

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$209,400	\$209,400
Local PILOT:	\$1,290,600	\$1,290,600
School District PILOT:	\$0	\$0
Total PILOTS:	\$1,500,000	\$1,500,000

Net Exemptions: -\$177,446.64

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 8
Average estimated annual salary of jobs to be created.(at Current market rates): 31,000
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

12.

General Project Information

Project Code: 55070505A
Project Type: Bonds/Notes Issuance
Project Name: Consumers Union

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$47,300,000.00
Benefited Project Amount: \$47,300,000.00
Bond/Note Amount: \$47,300,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Tax Exempt
Not For Profit: Yes
Date Project Approved: 12/08/2005
IDA Took Title Yes
to Property:
Date IDA Took Title 12/31/1991
or Leasehold Interest:
Year Financial Assitance is 2036
planned to End:
Notes: Multiphase project. Assist new employer in purchasing the former Gestetner site vacant office building. Assist Company expansion more property, expansion of bu

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$238,218.07
Local Property Tax Exemption: \$442,224.62
School Property Tax Exemption: \$1,026,304.87
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$1,706,747.56
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$178,464.4	\$178,464.4
School District PILOT:	\$0	\$0
Total PILOTS:	\$178,464.4	\$178,464.4

Net Exemptions: \$1,528,283.16

Location of Project

Address Line1: 101 Truman Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10703
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 315
Average estimated annual salary of jobs to be created.(at Current market rates): 76,000
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 505
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 505

Applicant Information

Applicant Name: Consumers Union of United States
Address Line1: 101 Truman Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10703
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

13.

General Project Information

Project Code: 55071108A
Project Type: Straight Lease
Project Name: Cromwell Tower

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$61,545,000.00
Benefited Project Amount: \$61,545,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit:
Date Project Approved: 10/26/2011
IDA Took Title Yes
to Property:
Date IDA Took Title 12/01/2011
or Leasehold Interest:
Year Financial Assitance is 2042
planned to End:
Notes: Improve stock of affordable workforce housing; quality of life for residents and workforce; PILOT commences 2012

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$68,012.17
Local Property Tax Exemption: \$126,256.82
School Property Tax Exemption: \$293,013.97
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$487,282.96
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$28,056.25	\$28,056.25
Local PILOT:	\$172,919.75	\$172,919.75
School District PILOT:	\$0	\$0
Total PILOTS:	\$200,976	\$200,976

Net Exemptions: \$286,306.96

Location of Project

Address Line1: 77 Locust Hill Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 8
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 8
Estimated average annual salary of jobs to be retained.(at Current Market rates): 35,000
Current # of FTEs: 9
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 1

Applicant Information

Applicant Name: GPJ Cromwell Limited Partnership
Address Line1: 15 West 39 Street
Address Line2:
City: NEW YORK
State: NY
Zip - Plus4: 10018
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

14.

General Project Information

Project Code: 55070706A
Project Type: Straight Lease
Project Name: Cross County/Brooks Shopping Centers LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$250,000,000.00
Benefited Project Amount: \$250,000,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 12/19/2007
IDA Took Title Yes
to Property:
Date IDA Took Title 07/11/2007
or Leasehold Interest:
Year Financial Assitance is 2023
planned to End:
Notes: In 2008 project amount increased by \$100,967,135. 55 year old retail mall in need of major restoration. Upgrade and expansion of facilities will create an a

Location of Project

Address Line1: "Central Park Ave, Kimball Ave, Vr
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: Brook Shopping Center LLC
Address Line1: C/O Macerich Company
Address Line2: 401 Wilshire Boulevard, Ste 700
City: SANTA MONICA
State: CA
Zip - Plus4: 90401
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$21,530.36
Local Sales Tax Exemption: \$23,548.83
County Real Property Tax Exemption: \$629,375.5
Local Property Tax Exemption: \$1,168,364.23
School Property Tax Exemption: \$2,711,513.2
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$4,554,332.12
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$556,920	\$556,920
Local PILOT:	\$3,343,080	\$3,343,080
School District PILOT:	\$0	\$0
Total PILOTS:	\$3,900,000	\$3,900,000

Net Exemptions: \$654,332.12

Project Employment Information

of FTEs before IDA Status: 1,954
Original Estimate of Jobs to be created: 275
Average estimated annual salary of jobs to be created.(at Current market rates): 30,000
Annualized salary Range of Jobs to be Created: 18,800 To: 35,000
Original Estimate of Jobs to be Retained: 1,954
Estimated average annual salary of jobs to be retained.(at Current Market rates): 30,000
Current # of FTEs: 2,737
of FTE Construction Jobs during fiscal year: 68
Net Employment Change: 783

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

15.

General Project Information

Project Code: 55070701A
Project Type: Straight Lease
Project Name: Croton Heights

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$24,843,554.00
Benefited Project Amount: \$12,421,777.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 02/01/2007
IDA Took Title Yes
to Property:
Date IDA Took Title 03/29/2007
or Leasehold Interest:
Year Financial Assitance is 2057
planned to End:
Notes: Assist in HOPE VI redevelopment of Ashburton Avenue Corridor. Provide new quality affordable housing.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$16,628.71
Local Property Tax Exemption: \$30,869.29
School Property Tax Exemption: \$71,640.76
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$119,138.76
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$9,074	\$9,074
Local PILOT:	\$55,926	\$55,926
School District PILOT:	\$0	\$0
Total PILOTS:	\$65,000	\$65,000

Net Exemptions: \$54,138.76

Location of Project

Address Line1: 193 Ashburton Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 4
Average estimated annual salary of jobs to be created.(at Current market rates): 60,000
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 2
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 2

Applicant Information

Applicant Name: "Croton Heights I, LP"
Address Line1: 340 Pemberwick Rd
Address Line2:
City: GREENWICH
State: CT
Zip - Plus4: 06831
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

16.

General Project Information

Project Code: 55071404A
Project Type: Tax Exemptions
Project Name: Darden Restaurants Inc.

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$8,848,068.00
Benefited Project Amount: \$336,568.00
Bond/Note Amount:
Annual Lease Payment:
Federal Tax Status of Bonds:
Not For Profit:
Date Project Approved: 03/28/2014
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2014
planned to End:
Notes: Construction of two restaurants

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption:
Local Property Tax Exemption:
School Property Tax Exemption:
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:		
Local PILOT:		
School District PILOT:		
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: 9025 and 9055 Xavier Drive
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 103
Average estimated annual salary of jobs to be created.(at Current market rates): 22,000
Annualized salary Range of Jobs to be Created: 15,600 To: 50,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 114
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 114

Applicant Information

Applicant Name: Darden Restaurants Inc.
Address Line1: 1000 Darden Center Drive
Address Line2:
City: ORLANDO
State: FL
Zip - Plus4: 32837
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: Yes
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: Yes
The project receives no tax exemptions: Yes

IDA Projects

17.

General Project Information

Project Code: 55070703A
Project Type: Straight Lease
Project Name: FSG Yonkers Hotel, LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$27,656,000.00
Benefited Project Amount: \$17,875,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 07/11/2007
IDA Took Title Yes
to Property:
Date IDA Took Title 02/01/2008
or Leasehold Interest:
Year Financial Assitance is 2019
planned to End:
Notes: Bring new business to Yonkers. Help provide much needed hotel service to the city. Help Company manage the gap in room prices between Yonkers and other

Location of Project

Address Line1: 160 Executive Drive
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: "FSG Yonkers Hotel, LLC"
Address Line1: P.O.Box 4430
Address Line2:
City: MANCHESTER
State: NH
Zip - Plus4: 03108
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$17,196.06
Local Property Tax Exemption: \$31,922.52
School Property Tax Exemption: \$74,085.06
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$123,203.64
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$15,441.36	\$15,441.36
Local PILOT:	\$95,190.48	\$95,190.48
School District PILOT:	\$0	\$0
Total PILOTS:	\$110,631.84	\$110,631.84

Net Exemptions: \$12,571.8

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 40
Average estimated annual salary of jobs to be created.(at Current market rates): 24,960
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 28
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 28

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

18.

General Project Information

Project Code: 55071406A
Project Type: Straight Lease
Project Name: Fast Linen Services Inc.

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$4,217,426.00
Benefited Project Amount: \$103,296.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 04/17/2013
IDA Took Title Yes
to Property:
Date IDA Took Title 07/01/2014
or Leasehold Interest:
Year Financial Assitance is 2019
planned to End:
Notes: Purchase and renovate existing facility.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$1,828.71
Local Sales Tax Exemption: \$2,000.15
County Real Property Tax Exemption: \$9,650.85
Local Property Tax Exemption: \$17,915.7
School Property Tax Exemption: \$41,578.35
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$72,973.76
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$9,284.24
Local PILOT:	\$0	\$57,221.76
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$66,506

Net Exemptions: \$72,973.76

Location of Project

Address Line1: 945 Nepperhan Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 15
Average estimated annual salary of jobs to be created.(at Current market rates): 25,000
Annualized salary Range of Jobs to be Created: 18,000 To: 50,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 31
of FTE Construction Jobs during fiscal year: 21
Net Employment Change: 31

Applicant Information

Applicant Name: Fast Linen Services Inc.
Address Line1: 945 Nepperhan Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

19.

General Project Information

Project Code: 55071405A
Project Type: Straight Lease
Project Name: Grant Park II

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Other Categories

Total Project Amount: \$22,300,000.00
Benefited Project Amount: \$755,750.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 07/11/2012
IDA Took Title Yes
to Property:
Date IDA Took Title 05/01/2014
or Leasehold Interest:
Year Financial Assitance is 2042
planned to End:
Notes: Affordable rentals consisting of 56
1,2,3 bedroom apartments.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$3,942.23
Local Property Tax Exemption: \$7,318.29
School Property Tax Exemption: \$16,984.13
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$28,244.65
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$4,886	\$4,886
Local PILOT:	\$30,114	\$30,114
School District PILOT:	\$0	\$0
Total PILOTS:	\$35,000	\$35,000

Net Exemptions: -\$6,755.35

Location of Project

Address Line1: 1 and 5 Whetstone Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10703
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 1
Average estimated annual salary of jobs to be created.(at Current market rates): 50,000
Annualized salary Range of Jobs to be Created: 0 To: 50,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Applicant Information

Applicant Name: Grant Park II
Address Line1: 340 Pemberwick Rd
Address Line2:
City: GREENWICH
State: CT
Zip - Plus4: 06831
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

20.

General Project Information

Project Code: 55070101A
Project Type: Bonds/Notes Issuance
Project Name: Greyston Bakery

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Other Categories

Total Project Amount: \$9,800,000.00
Benefited Project Amount: \$4,900,000.00
Bond/Note Amount: \$3,125,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Taxable
Not For Profit: No
Date Project Approved: 12/18/2001
IDA Took Title Yes
to Property:
Date IDA Took Title 12/01/2001
or Leasehold Interest:
Year Financial Assitance is 2031
planned to End:
Notes: Federal Tax Status of Bonds: Tax Exempt. (Field is locked, can not modify). Grow existing Yonkers business that provides jobs for a challenged popu

Location of Project

Address Line1: 104 Alexander St
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: Greyston Foundation Inc
Address Line1: 104 Alexander Street
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$9,416.89
Local Property Tax Exemption: \$17,481.38
School Property Tax Exemption: \$40,570.39
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$67,468.66
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$3,592.5	\$3,592.5
Local PILOT:	\$21,407.5	\$21,407.5
School District PILOT:	\$0	\$0
Total PILOTS:	\$25,000	\$25,000

Net Exemptions: \$42,468.66

Project Employment Information

of FTEs before IDA Status: 42
Original Estimate of Jobs to be created: 10
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 42
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 103
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 61

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

21.

General Project Information

Project Code: 55070305A
Project Type: Bonds/Notes Issuance
Project Name: Herriott St Jackson Terrace

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$17,000,000.00
Benefited Project Amount: \$16,400,000.00
Bond/Note Amount: \$16,400,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Taxable
Not For Profit: No
Date Project Approved: 10/23/2003
IDA Took Title Yes
to Property:
Date IDA Took Title 03/16/2004
or Leasehold Interest:
Year Financial Assitance is 2036
planned to End:
Notes: Federal Tax Status of Bonds: Tax Exempt. (Field is locked, can not modify). Property tax calculated based on assessed value which have not been gr

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$42,112.8
Local Property Tax Exemption: \$78,177.6
School Property Tax Exemption: \$181,432.8
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$301,723.20
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$12,247.91	\$12,247.91
Local PILOT:	\$72,984.56	\$72,984.56
School District PILOT:	\$0	\$0
Total PILOTS:	\$85,232.47	\$85,232.47

Net Exemptions: \$216,490.73

Location of Project

Address Line1: 150 Riverdale Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10705
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 5
Original Estimate of Jobs to be created: 1
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 5
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 6
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 1

Applicant Information

Applicant Name: Marathon Development
Address Line1: 901 Main Street
Address Line2: Suite 300
City: PEEKSKILL
State: NY
Zip - Plus4: 10566
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

22.

General Project Information

Project Code: 55070704A
Project Type: Straight Lease
Project Name: Highland Senior Residence

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$18,000,000.00
Benefited Project Amount: \$10,370,000.00

Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 09/11/2006
IDA Took Title Yes
to Property:
Date IDA Took Title 06/21/2007
or Leasehold Interest:
Year Financial Assitance is 2038
planned to End:

Notes: Provide needed Senior housing at affordable rates and promote workforce housing by making empty nester homes available.

Location of Project

Address Line1: 34 Highland Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10705
Province/Region:
Country: USA

Applicant Information

Applicant Name: Highland Senior Housing
Address Line1: 1 North Macquesten Parkway
Address Line2: Suite 100
City: MOUNT VERNON
State: NY
Zip - Plus4: 10550
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$19,687.73
Local Property Tax Exemption: \$36,548.03
School Property Tax Exemption: \$84,819.83
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$141,055.59

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$20,200.12	\$20,200.12
Local PILOT:	\$124,499.88	\$124,499.88
School District PILOT:	\$0	\$0
Total PILOTS:	\$144,700	\$144,700

Net Exemptions: -\$3,644.41

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 4
Average estimated annual salary of jobs to be created.(at Current market rates): 40,000
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 2
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 2

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

23.

General Project Information

Project Code: 55071107A
Project Type: Straight Lease
Project Name: Historic Warburton

Project part of another phase or multi phase: Yes
Original Project Code: 55071006A
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$10,000,000.00
Benefited Project Amount: \$10,000,000.00

Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 12/21/2011
IDA Took Title Yes
to Property:
Date IDA Took Title 12/30/2011
or Leasehold Interest:
Year Financial Assistance is 2023
planned to End:

Notes: Historic restoration of loftstyle apartments and retail space. Will improve the quality of citys housing stock. PILOT commences 2012.

Location of Project

Address Line1: 44-54 Warburton Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: Warburton Riveriew LLC
Address Line1: 1865 Palmer Rd
Address Line2:
City: LARCHMONT
State: NY
Zip - Plus4: 10538
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$8,334.83
Local Property Tax Exemption: \$15,472.65
School Property Tax Exemption: \$35,908.58
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$59,716.06

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$3,294.56	\$3,294.56
Local PILOT:	\$20,305.44	\$20,305.44
School District PILOT:	\$0	\$0
Total PILOTS:	\$23,600	\$23,600

Net Exemptions: \$36,116.06

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

24.

General Project Information

Project Code: 55070201A
Project Type: Straight Lease
Project Name: Hudson Park Investors

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$46,600,000.00
Benefited Project Amount: \$46,600,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 09/06/2001
IDA Took Title Yes
to Property:
Date IDA Took Title 08/08/2003
or Leasehold Interest:
Year Financial Assitance is 2015
planned to End:
Notes: Lease amended 12/2011 now expires 2024. Project jumpstarted development of Waterfront. Provide population base of residents to support Downtown develop

Location of Project

Address Line1: 1 Van Der Donck St
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: Hudson Park Investors
Address Line1: 2001 West Main Street
Address Line2: Suite 175
City: STAMFORD
State: CT
Zip - Plus4: 06902
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$118,208.29
Local Property Tax Exemption: \$219,440.18
School Property Tax Exemption: \$509,271.79
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$846,920.26
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$178,500	\$178,500
Local PILOT:	\$1,071,500	\$1,071,500
School District PILOT:	\$0	\$0
Total PILOTS:	\$1,250,000	\$1,250,000

Net Exemptions: -\$403,079.74

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 10
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 1
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 1

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

25.

General Project Information

Project Code: 55079804A
Project Type: Bonds/Notes Issuance
Project Name: Hudson Scenic Studios, Inc.

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Manufacturing

Total Project Amount: \$6,360,000.00
Benefited Project Amount: \$6,360,000.00
Bond/Note Amount: \$6,360,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Taxable
Not For Profit: No
Date Project Approved: 12/21/1998
IDA Took Title Yes
to Property:
Date IDA Took Title 06/09/1999
or Leasehold Interest:
Year Financial Assitance is 2019
planned to End:
Notes: Federal Tax Status of Bonds: Tax Exempt. (Field is locked, can not modify). Provided incentives to bring anew company to Yonkers. Manufacturing

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: 130 Fernbrook Street
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10705
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 127
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 136
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 136

Applicant Information

Applicant Name: Hudson Scenic Studios
Address Line1: 130 Fernbrook Street
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10705
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

26.

General Project Information

Project Code: 55071203A
Project Type: Straight Lease
Project Name: Instock Cabinets

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$2,000,000.00
Benefited Project Amount: \$1,300,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/22/2012
IDA Took Title Yes
to Property:
Date IDA Took Title 10/01/2012
or Leasehold Interest:
Year Financial Assitance is 2024
planned to End:
Notes: Company purchased vacant manufactuirng site to renovate and relocate cabinet making operation to Yonkers.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$17,897.94
Local Property Tax Exemption: \$33,225.48
School Property Tax Exemption: \$77,108.94
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$128,232.36
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$17,612.35	\$17,612.35
Local PILOT:	\$108,550.65	\$108,550.65
School District PILOT:	\$0	\$0
Total PILOTS:	\$126,163	\$126,163

Net Exemptions: \$2,069.36

Location of Project

Address Line1: 630 Yonkers Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10704
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 40
Average estimated annual salary of jobs to be created.(at Current market rates): 24,000
Annualized salary Range of Jobs to be Created: 20,000 To: 26,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 27
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 27

Applicant Information

Applicant Name: Instock Cabinets
Address Line1: 630 Yonkers Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10704
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

27.

General Project Information

Project Code: 55070601A
Project Type: Bonds/Notes Issuance
Project Name: JME Associates - Salgra Realty

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$12,000,000.00
Benefited Project Amount: \$12,000,000.00
Bond/Note Amount: \$12,000,000.00

Annual Lease Payment:
Federal Tax Status of Bonds: Taxable
Not For Profit: No
Date Project Approved: 03/29/2006
IDA Took Title Yes
to Property:
Date IDA Took Title 02/25/1988
or Leasehold Interest:
Year Financial Assitance is 2026
planned to End:

Notes: Turn abandoned eyesore site into a thriving business.

Location of Project

Address Line1: 1839/ 1915-1919 Central Park Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10710
Province/Region:
Country: USA

Applicant Information

Applicant Name: JME Associates LLC
Address Line1: 1919 Central Park Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10710
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$15,675.32
Local Property Tax Exemption: \$29,099.44
School Property Tax Exemption: \$67,533.32
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$112,308.08

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$12,790.59	\$12,790.59
Local PILOT:	\$78,849.45	\$78,849.45
School District PILOT:	\$0	\$0
Total PILOTS:	\$91,640.04	\$91,640.04

Net Exemptions: \$20,668.04

Project Employment Information

of FTEs before IDA Status: 39
Original Estimate of Jobs to be created: 21
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 39
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 74
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 35

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

28.

General Project Information

Project Code: 55070610A
Project Type: Straight Lease
Project Name: Jefferson Terrace LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$4,400,000.00
Benefited Project Amount: \$4,400,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 10/31/2006
IDA Took Title Yes
to Property:
Date IDA Took Title 12/13/2006
or Leasehold Interest:
Year Financial Assitance is 2048
planned to End:
Notes: Property tax calculated based on assessed value which has not been grieved for decades. Improve stock of affordable workforce housing; quality of

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$65,485.4
Local Property Tax Exemption: \$121,566.17
School Property Tax Exemption: \$282,128
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$469,179.57
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$24,645.79	\$24,645.79
Local PILOT:	\$149,002.74	\$149,002.74
School District PILOT:	\$0	\$0
Total PILOTS:	\$173,648.53	\$173,648.53

Net Exemptions: \$295,531.04

Location of Project

Address Line1: 180 Jefferson Street
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 3
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 2
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: (1)

Applicant Information

Applicant Name: Jefferson Terrace LLC
Address Line1: 700 White Plains Rd
Address Line2:
City: SCARSDALE
State: NY
Zip - Plus4: 10583
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

29.

General Project Information

Project Code: 55071106A
Project Type: Straight Lease
Project Name: Kimber Manufacturing Inc.

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Manufacturing

Total Project Amount: \$1,715,000.00
Benefited Project Amount: \$1,715,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 06/21/2011
IDA Took Title Yes
to Property:
Date IDA Took Title 09/01/2011
or Leasehold Interest:
Year Financial Assitance is 2017
planned to End:
Notes: Assistance ensured manufacturing company remained and expanded in Yonkers. A new location suited to company's warehousing and shipping needs

Location of Project

Address Line1: 1 Lawton Street
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10705
Province/Region:
Country: USA

Applicant Information

Applicant Name: "Kimber Manufacturing , Inc."
Address Line1: 1 Lawton Street
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10705
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$19,392.94
Local Property Tax Exemption: \$36,000.78
School Property Tax Exemption: \$83,549.8
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$138,943.52
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$9,834.82	\$9,834.82
Local PILOT:	\$60,615.18	\$60,615.18
School District PILOT:	\$0	\$0
Total PILOTS:	\$70,450	\$70,450

Net Exemptions: \$68,493.52

Project Employment Information

of FTEs before IDA Status: 395
Original Estimate of Jobs to be created: 82
Average estimated annual salary of jobs to be created.(at Current market rates): 42,000
Annualized salary Range of Jobs to be Created: 35,000 To: 80,000
Original Estimate of Jobs to be Retained: 395
Estimated average annual salary of jobs to be retained.(at Current Market rates): 47,000
Current # of FTEs: 628
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 233

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

30.

General Project Information

Project Code: 55071102A
Project Type: Straight Lease
Project Name: Kubasek

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$13,800,000.00
Benefited Project Amount: \$10,675,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 03/29/2011
IDA Took Title Yes
to Property:
Date IDA Took Title 08/23/2011
or Leasehold Interest:
Year Financial Assitance is 2041
planned to End:
Notes: Affordable rental housing for seniors.
PILOT commences 2012. (New name: 406 Walnut Street LLC)

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$39,773.2
Local Property Tax Exemption: \$73,834.4
School Property Tax Exemption: \$171,353.2
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$284,960.80
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$24,549.03	\$24,549.03
Local PILOT:	\$147,362.97	\$147,362.97
School District PILOT:	\$0	\$0
Total PILOTS:	\$171,912	\$171,912

Net Exemptions: \$113,048.8

Location of Project

Address Line1: 406 Walnut street
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 5
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 35,000
Current # of FTEs: 3
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: (2)

Applicant Information

Applicant Name: Kubaesk Owners LLC
Address Line1: 1735 Park Ave - 3rd floor
Address Line2:
City: NEW YORK
State: NY
Zip - Plus4: 10035
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

31.

General Project Information

Project Code: 55071502A
Project Type: Straight Lease
Project Name: L&A Acquisition

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$25,700,000.00
Benefited Project Amount: \$605,815.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/21/2015
IDA Took Title Yes
to Property:
Date IDA Took Title 08/31/2015
or Leasehold Interest:
Year Financial Assitance is 2021
planned to End:
Notes: The facility will be unique in providing care to ventilator dependent patients, which only exists in one other location in Westchester in the ski

Location of Project

Address Line1: 120 Odell Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: L&A Acquistion
Address Line1: 120 Odell Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$30,335.13
Local Sales Tax Exemption: \$33,179.05
County Real Property Tax Exemption: \$132,234.19
Local Property Tax Exemption: \$245,477.66
School Property Tax Exemption: \$569,698.99
Mortgage Recording Tax Exemption: \$383,940
Total Exemptions: \$1,394,865.02
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$1,394,865.02

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 190
Average estimated annual salary of jobs to be created.(at Current market rates): 60,000
Annualized salary Range of Jobs to be Created: 40,000 To: 250,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 201
of FTE Construction Jobs during fiscal year: 30
Net Employment Change: 201

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

32.

General Project Information

Project Code: 55071104A
Project Type: Straight Lease
Project Name: Larkin Garage

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$10,865,000.00
Benefited Project Amount: \$10,865,000.00
Bond/Note Amount:
Annual Lease Payment: \$68,577
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 03/29/2011
IDA Took Title Yes
to Property:
Date IDA Took Title 08/05/2011
or Leasehold Interest:
Year Financial Assitance is 2060
planned to End:
Notes: Construction of a 300 space parking garage at 10 Woodworth Ave. Annual lease payment is due less amounts paid by YEDC and CDA.

Location of Project

Address Line1: 10 Woodworth Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: "Yonkers Larkin Garage, Inc."
Address Line1: 708 Third Ave
Address Line2: Suite 710
City: NEW YORK
State: NY
Zip - Plus4: 10017
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$154,197.19
Local Property Tax Exemption: \$286,249.45
School Property Tax Exemption: \$664,321.24
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$1,104,767.88
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$1,104,767.88

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 2
Average estimated annual salary of jobs to be created.(at Current market rates): 40,000
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

33.

General Project Information

Project Code: 55071509A
Project Type: Straight Lease
Project Name: MCRT

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$111,000,000.00
Benefited Project Amount: \$6,596,613.46
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 11/18/2015
IDA Took Title Yes
to Property:
Date IDA Took Title 12/29/2015
or Leasehold Interest:
Year Financial Assitance is 2044
planned to End:
Notes: The redevelopment project includes a waterfront residential development comprising one or more high rise buildings, neighborhood retail, as well

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$21,641.3
Local Property Tax Exemption: \$40,174.6
School Property Tax Exemption: \$93,236.3
Mortgage Recording Tax Exemption: \$1,298,106
Total Exemptions: \$1,453,158.20
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$1,453,158.2

Location of Project

Address Line1: Downtown Yonkers (multiple locatio
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 7
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Applicant Information

Applicant Name: SFC H and I
Address Line1: 225 Millburn Ave
Address Line2:
City: MILLBURN
State: NJ
Zip - Plus4: 07041
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

34.

General Project Information

Project Code: 55070901A
Project Type: Straight Lease
Project Name: Macy's Retail Holdings, Inc.

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Retail Trade

Total Project Amount: \$27,390,000.00
Benefited Project Amount: \$20,028,708.80

Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 03/31/2009
IDA Took Title Yes
to Property:
Date IDA Took Title 10/01/2009
or Leasehold Interest:
Year Financial Assitance is 2025
planned to End:
Notes: Expansion of major retailer.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$121,378.45
Local Property Tax Exemption: \$225,325.22
School Property Tax Exemption: \$522,929.65
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$869,633.32

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$110,109.22	\$110,109.22
Local PILOT:	\$678,638.78	\$678,638.78
School District PILOT:	\$0	\$0
Total PILOTS:	\$788,748	\$788,748

Net Exemptions: \$80,885.32

Location of Project

Address Line1: 800 Central Park Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10704
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 375
Original Estimate of Jobs to be created: 54
Average estimated annual salary of jobs to be created.(at Current market rates): 24,692
Annualized salary Range of Jobs to be Created: 24,692 To: 24,692
Original Estimate of Jobs to be Retained: 375
Estimated average annual salary of jobs to be retained.(at Current Market rates): 24,692
Current # of FTEs: 428
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 53

Applicant Information

Applicant Name: "Macy's Retail Holdings, Inc."
Address Line1: 7 West Seventh Street
Address Line2:
City: CINCINNATI
State: OH
Zip - Plus4: 45202
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

35.

General Project Information

Project Code: 55070507A
Project Type: Bonds/Notes Issuance
Project Name: Main Street Lofts,LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$51,483,000.00
Benefited Project Amount: \$44,600,000.00
Bond/Note Amount: \$44,600,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Taxable
Not For Profit: No
Date Project Approved: 12/01/2005
IDA Took Title Yes
to Property:
Date IDA Took Title 12/21/2005
or Leasehold Interest:
Year Financial Assitance is 2038
planned to End:
Notes: Federal Tax Status of Bonds: 80/20 Tax Exempt Bond (Unable to update locked field). Address blighted block of Main Street. Provide population base of resid

Location of Project

Address Line1: 66 Main Street
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: MetroPartners
Address Line1: 92 Main Street
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$17,328.25
Local Property Tax Exemption: \$32,167.91
School Property Tax Exemption: \$74,654.56
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$124,150.72
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$52,977.12	\$52,977.12
Local PILOT:	\$321,135.08	\$321,135.08
School District PILOT:	\$0	\$0
Total PILOTS:	\$374,112.2	\$374,112.2

Net Exemptions: -\$249,961.48

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 6
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 20
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 20

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

36.

General Project Information

Project Code: 55079702A
Project Type: Bonds/Notes Issuance
Project Name: Michael Malotz Skilled Nursing Pavilion

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Civic Facility

Total Project Amount: \$15,000,000.00
Benefited Project Amount: \$15,000,000.00
Bond/Note Amount: \$15,000,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Tax Exempt
Not For Profit: Yes
Date Project Approved: 04/20/1999
IDA Took Title Yes
to Property:
Date IDA Took Title 06/01/1999
or Leasehold Interest:
Year Financial Assitance is 2011
planned to End:
Notes: Issued tax exempt bonds to facilitate construction of nursing home and rehabilitation center. Created construction and new permanent jobs. Val

Location of Project

Address Line1: 120 O'Dell Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: Michael Molotz Skilled Nursing Pav
Address Line1: 120 O'dell Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 150
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Project Status

Current Year Is Last Year for reporting: Yes
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: Yes
The project receives no tax exemptions: Yes

IDA Projects

37.

General Project Information

Project Code: 55070506A
Project Type: Bonds/Notes Issuance
Project Name: Monastery Manor

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$16,107,021.00
Benefited Project Amount: \$9,500,000.00
Bond/Note Amount: \$9,500,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Tax Exempt
Not For Profit: Yes
Date Project Approved: 05/27/2005
IDA Took Title Yes
to Property:
Date IDA Took Title 09/30/2005
or Leasehold Interest:
Year Financial Assitance is 2037
planned to End:
Notes: Property taxes calculated based on assessed value which has not been grieved in decades. Improve stock of senior housing and promote workforce hou

Location of Project

Address Line1: 150 Vineyard Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: Monastery Manor Associates
Address Line1: 2 Father Finian Sullivan Drive
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10703
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$85,980.3
Local Property Tax Exemption: \$159,612.6
School Property Tax Exemption: \$341,128.2
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$586,721.10
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$14,871.96	\$14,871.96
Local PILOT:	\$89,917.66	\$89,917.66
School District PILOT:	\$0	\$0
Total PILOTS:	\$104,789.62	\$104,789.62

Net Exemptions: \$481,931.48

Project Employment Information

of FTEs before IDA Status: 7
Original Estimate of Jobs to be created: 0.5
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 7
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 7
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

38.

General Project Information

Project Code: 55079704A
Project Type: Straight Lease
Project Name: Morris Industries

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Other Categories

Total Project Amount: \$61,500,045.00
Benefited Project Amount: \$61,500,045.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 12/22/1997
IDA Took Title Yes
to Property:
Date IDA Took Title 12/31/1997
or Leasehold Interest:
Year Financial Assitance is 2016
planned to End:
Notes: Jumpstart development of previously dormant land adjacent to NYS Thruway. Create new jobs; annual sales tax revenues. Bring people from around the r

Location of Project

Address Line1: Stew Leonard Dr. & Corporate Drive
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10710
Province/Region:
Country: USA

Applicant Information

Applicant Name: "Morris Builders, LP"
Address Line1: 350 Veterans Boulevard
Address Line2:
City: RUTHERFORD
State: NJ
Zip - Plus4: 07070
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$373,809.59
Local Property Tax Exemption: \$693,934.78
School Property Tax Exemption: \$1,610,468.09
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$2,678,212.46
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$255,000	\$255,000
Local PILOT:	\$120,000	\$120,000
School District PILOT:	\$0	\$0
Total PILOTS:	\$375,000	\$375,000

Net Exemptions: \$2,303,212.46

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 950
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 885
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 885

Project Status

Current Year Is Last Year for reporting: Yes
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: Yes
The project receives no tax exemptions: Yes

IDA Projects

39.

General Project Information

Project Code: 55070902A
Project Type: Straight Lease
Project Name: Mulford I, L.P.

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$45,500,000.00
Benefited Project Amount: \$44,500,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 07/07/2009
IDA Took Title Yes
to Property:
Date IDA Took Title 12/10/2009
or Leasehold Interest:
Year Financial Assitance is 2041
planned to End:
Notes: Affordable Family rental housing.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$68,480.09
Local Property Tax Exemption: \$127,125.46
School Property Tax Exemption: \$295,029.89
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$490,635.44
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$279.2	\$279.2
Local PILOT:	\$1,720.8	\$1,720.8
School District PILOT:	\$0	\$0
Total PILOTS:	\$2,000	\$2,000

Net Exemptions: \$488,635.44

Location of Project

Address Line1: 35 Vineyard Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 5
Average estimated annual salary of jobs to be created.(at Current market rates): 50,000
Annualized salary Range of Jobs to be Created: 10,000 To: 65,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 2
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 2

Applicant Information

Applicant Name: "Mulford I, L.P."
Address Line1: 340 Pamperwick Road
Address Line2:
City: GREENWICH
State: CT
Zip - Plus4: 06831
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

40.

General Project Information

Project Code: 55071507A
Project Type: Straight Lease
Project Name: Norwich Yonkers LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$24,500,000.00
Benefited Project Amount: \$994,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 11/19/2014
IDA Took Title Yes
to Property:
Date IDA Took Title 11/15/2015
or Leasehold Interest:
Year Financial Assitance is 2027
planned to End:
Notes: The proposed project is an all new construction 160 unit +/- Courtyard by Marriott franchised hotel.

Location of Project

Address Line1: 5 Executive Blvd
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: Norwich Yonkers LLC
Address Line1: 7300 West 110th St Suite 990
Address Line2:
City: OVERLAND PARK
State: KS
Zip - Plus4: 66210
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$62,408.6
Local Sales Tax Exemption: \$68,259.4
County Real Property Tax Exemption: \$3,275.44
Local Property Tax Exemption: \$6,080.48
School Property Tax Exemption: \$14,111.44
Mortgage Recording Tax Exemption: \$324,000
Total Exemptions: \$478,135.36
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$478,135.36

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 50
Average estimated annual salary of jobs to be created.(at Current market rates): 60,000
Annualized salary Range of Jobs to be Created: 22,000 To: 111,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 20
Net Employment Change: 0

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

41.

General Project Information

Project Code: 55071407A
Project Type: Straight Lease
Project Name: OZ Moving & Storage

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Other Categories

Total Project Amount: \$10,500,000.00
Benefited Project Amount: \$197,800.00

Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 06/25/2014
IDA Took Title Yes
to Property:
Date IDA Took Title 06/01/2014
or Leasehold Interest:
Year Financial Assitance is 2019
planned to End:

Notes: Commercial and Residential moving and storage company

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$931.58
Local Sales Tax Exemption: \$1,018.91
County Real Property Tax Exemption: \$10,294.24
Local Property Tax Exemption: \$19,110.08
School Property Tax Exemption: \$44,350.24
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$75,705.05

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$5,327.98	\$5,327.98
Local PILOT:	\$32,838.07	\$32,838.07
School District PILOT:	\$0	\$0
Total PILOTS:	\$38,166.05	\$38,166.05

Net Exemptions: \$37,539

Location of Project

Address Line1: 498 Nepperhan Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 150
Average estimated annual salary of jobs to be created.(at Current market rates): 25,000
Annualized salary Range of Jobs to be Created: 15,000 To: 35,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 149
of FTE Construction Jobs during fiscal year: 6
Net Employment Change: 149

Applicant Information

Applicant Name: OZ Moving & Storage
Address Line1: 101 Lincoln Avenue
Address Line2:
City: BRONX
State: NY
Zip - Plus4: 10454
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

42.

General Project Information

Project Code: 55071302A
Project Type: Straight Lease
Project Name: PS 6 LIMITED PARTNERSHIP, C/O THE COMMUNITY BUILDERS, INC.

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$52,399,299.00
Benefited Project Amount: \$1,331,880.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/22/2012
IDA Took Title Yes
to Property:
Date IDA Took Title 08/22/2012
or Leasehold Interest:
Year Financial Assitance is 2044
planned to End:
Notes: Housign development.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$120,981.97
Local Sales Tax Exemption: \$132,324.03
County Real Property Tax Exemption: \$46,078.42
Local Property Tax Exemption: \$85,539.32
School Property Tax Exemption: \$198,517.72
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$583,441.46
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$583,441.46

Location of Project

Address Line1: 33 ASHBURTON AVE
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 4
Average estimated annual salary of jobs to be created.(at Current market rates): 43,000
Annualized salary Range of Jobs to be Created: 31,000 To: 64,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 5
of FTE Construction Jobs during fiscal year: 286
Net Employment Change: 5

Applicant Information

Applicant Name: "PS 6 LIMITED PARTNERSHIP, C/O THE
Address Line1: 744 BROADWAY
Address Line2:
City: ALBANY
State: NY
Zip - Plus4: 12207
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

43.

General Project Information

Project Code: 55070304A
Project Type: Straight Lease
Project Name: Parkledge Apartments

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$13,400,000.00
Benefited Project Amount: \$13,400,000.00

Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 04/29/2003
IDA Took Title Yes
to Property:
Date IDA Took Title 03/01/2003
or Leasehold Interest:
Year Financial Assitance is 2034
planned to End:

Notes: Improve stock of affordable housing.
Improve appearance of very visible housing development at gateway to Downtown Yonkers.

Location of Project

Address Line1: 220-250 Yonkers Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: The WishCamper Group
Address Line1: 707 Sable Oaks Drive
Address Line2:
City: SOUTH PORTLAND
State: ME
Zip - Plus4: 04106
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$78,376.6
Local Property Tax Exemption: \$145,497.2
School Property Tax Exemption: \$337,666.6
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$561,540.40

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$51,525.64	\$51,525.64
Local PILOT:	\$309,298.17	\$309,298.17
School District PILOT:	\$0	\$0
Total PILOTS:	\$360,823.81	\$360,823.81

Net Exemptions: \$200,716.59

Project Employment Information

of FTEs before IDA Status: 12
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 12
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 14
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 2

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

44.

General Project Information

Project Code: 55079805A
Project Type: Bonds/Notes Issuance
Project Name: Phillipsburg Hall Associates

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$2,800,000.00
Benefited Project Amount: \$2,800,000.00
Bond/Note Amount: \$2,800,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Taxable
Not For Profit: No
Date Project Approved: 12/29/1999
IDA Took Title Yes
to Property:
Date IDA Took Title 12/23/1999
or Leasehold Interest:
Year Financial Assitance is 2020
planned to End:
Notes: Federal Tax Status of Bonds: Tax Exempt. (Field is locked, can not modify). Renovate historic building in heart of downtown. PILOT revised in 2011

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$7,510.12
Local Property Tax Exemption: \$13,941.67
School Property Tax Exemption: \$32,355.52
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$53,807.31
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$14,025.51
Local PILOT:	\$0	\$86,443.74
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$100,469.25

Net Exemptions: \$53,807.31

Location of Project

Address Line1: 4 Hudson St
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 20
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Applicant Information

Applicant Name: "Greyston Foundation, Inc."
Address Line1: 21 Park Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10703
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

45.

General Project Information

Project Code: 55071101A
Project Type: Straight Lease
Project Name: Post Street

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$5,000,000.00
Benefited Project Amount: \$601,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 03/29/2011
IDA Took Title Yes
to Property:
Date IDA Took Title 08/23/2011
or Leasehold Interest:
Year Financial Assitance is 2041
planned to End:
Notes: Improve stock of affordable workforce housing; quality of life for residents and workforce (New Name: 4551 Post Street LLC)

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$5,556.55
Local Property Tax Exemption: \$10,315.1
School Property Tax Exemption: \$23,939.05
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$39,810.70
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$8,984.06	\$8,984.06
Local PILOT:	\$55,383.55	\$55,383.55
School District PILOT:	\$0	\$0
Total PILOTS:	\$64,367.61	\$64,367.61

Net Exemptions: -\$24,556.91

Location of Project

Address Line1: 45-51 Post Street
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10705
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 1
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 35,000
Current # of FTEs: 1
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Applicant Information

Applicant Name: Post Street Owners LLC
Address Line1: 1735 Park Ave - 3rd floor
Address Line2:
City: NEW YORK
State: NY
Zip - Plus4: 10035
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

46.

General Project Information

Project Code: 55070702A
Project Type: Straight Lease
Project Name: Ridgehill Village

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$900,000,000.00
Benefited Project Amount: \$630,000,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 06/06/2007
IDA Took Title Yes
to Property:
Date IDA Took Title 08/02/2007
or Leasehold Interest:
Year Financial Assitance is 2032
planned to End:
Notes: Encourage private investment in exciting mixed use development on previously dormant land. Create jobs, property taxes and sales tax revenues. P

Location of Project

Address Line1: 1 RidgeHill
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10710
Province/Region:
Country: USA

Applicant Information

Applicant Name: FC Yonkers
Address Line1: 1 Metro Tech
Address Line2:
City: BROOKLYN
State: NY
Zip - Plus4: 11201
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$295,099.82
Local Sales Tax Exemption: \$322,765.42
County Real Property Tax Exemption: \$1,801,831.24
Local Property Tax Exemption: \$3,344,893.76
School Property Tax Exemption: \$7,762,753.54
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$13,527,343.78
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$668,799.23	\$668,799.23
Local PILOT:	\$4,040,106	\$4,040,106
School District PILOT:	\$0	\$0
Total PILOTS:	\$4,708,905.23	\$4,708,905.23

Net Exemptions: \$8,818,438.55

Project Employment Information

of FTEs before IDA Status: 200
Original Estimate of Jobs to be created: 4,000
Average estimated annual salary of jobs to be created.(at Current market rates): 29,000
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 200
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 1,912
of FTE Construction Jobs during fiscal year: 455
Net Employment Change: 1,712

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

47.

General Project Information

Project Code: 55071408A
Project Type: Straight Lease
Project Name: Rising

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$11,470,814.00
Benefited Project Amount: \$530,000.00

Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 07/31/2013
IDA Took Title Yes
to Property:
Date IDA Took Title 10/01/2014
or Leasehold Interest:
Year Financial Assitance is 2024
planned to End:

Notes: Redevelopment of 5 properties in Yonkers.

Location of Project

Address Line1: 2 Mill Street
Address Line2: 13, 27, 36, 38 Main Street
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: Rising
Address Line1: 3261 Broadway
Address Line2:
City: NEW YORK
State: NY
Zip - Plus4: 10027
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$34,884.35
Local Sales Tax Exemption: \$38,154.75
County Real Property Tax Exemption: \$4,831.27
Local Property Tax Exemption: \$8,968.71
School Property Tax Exemption: \$20,814.37
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$107,653.45

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$3,517.92	\$3,517.92
Local PILOT:	\$21,682.08	\$21,682.08
School District PILOT:	\$0	\$0
Total PILOTS:	\$25,200	\$25,200

Net Exemptions: \$82,453.45

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 134
Average estimated annual salary of jobs to be created.(at Current market rates): 49,104
Annualized salary Range of Jobs to be Created: 40,000 To: 80,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 45
Net Employment Change: 0

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

48.

General Project Information

Project Code: 55071412A
Project Type: Straight Lease
Project Name: Rivertides

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Other Categories

Total Project Amount: \$9,500,000.00
Benefited Project Amount: \$3,600,000.00

Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 07/31/2013
IDA Took Title Yes
to Property:
Date IDA Took Title 10/01/2014
or Leasehold Interest:
Year Financial Assitance is 2026
planned to End:

Notes: Two residential buidlings that will provide 330 rental units and on site parking

Location of Project

Address Line1: 1105-1135 Warburton Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: Rivertides
Address Line1: 100 Summit lake drive
Address Line2:
City: VALHALLA
State: NY
Zip - Plus4: 10595
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$141,771.94
Local Sales Tax Exemption: \$155,063.06
County Real Property Tax Exemption: \$10,071.98
Local Property Tax Exemption: \$18,697.48
School Property Tax Exemption: \$43,392.68
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$368,997.14

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$368,997.14

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 15
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 35
Net Employment Change: 0

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

49.

General Project Information

Project Code: 55070707A
Project Type: Bonds/Notes Issuance
Project Name: Riverview II Preservation, L.P.

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$51,000,000.00
Benefited Project Amount: \$51,000,000.00
Bond/Note Amount: \$28,596,200.00
Annual Lease Payment:
Federal Tax Status of Bonds: Taxable
Not For Profit: No
Date Project Approved: 12/19/2007
IDA Took Title Yes
to Property:
Date IDA Took Title 12/27/2007
or Leasehold Interest:
Year Financial Assitance is 2037
planned to End:
Notes: Federal Tax Status of Bonds: Tax Exempt. (Field is locked, can not modify). Property tax calculated based on assessed value which have not been gr

Location of Project

Address Line1: 47 Riverdale Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: "Riverview II Preservation, LP"
Address Line1: 60 Columbus Circle, 19th FL
Address Line2:
City: NEW YORK
State: NY
Zip - Plus4: 10023
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$488,216.03
Local Property Tax Exemption: \$906,317.26
School Property Tax Exemption: \$2,103,360.53
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$3,497,893.82
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$36,054.91	\$36,054.91
Local PILOT:	\$222,218.09	\$222,218.09
School District PILOT:	\$0	\$0
Total PILOTS:	\$258,273	\$258,273

Net Exemptions: \$3,239,620.82

Project Employment Information

of FTEs before IDA Status: 10
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 35,000
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 10
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 9
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: (1)

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

50.

General Project Information

Project Code: 55071508A
Project Type: Straight Lease
Project Name: SDC Realty

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$25,500,000.00
Benefited Project Amount: \$1,264,438.00

Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/18/2015
IDA Took Title Yes
to Property:
Date IDA Took Title 02/05/2016
or Leasehold Interest:
Year Financial Assitance is 2021
planned to End:

Notes: The proposed project plans on restoring and improving the current building as well as adding another structure.

Location of Project

Address Line1: 1086 North Broadway
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: SDC REALTY
Address Line1: 1250 Waters Place
Address Line2:
City: BRONX
State: NY
Zip - Plus4: 10461
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$21,985.91
Local Sales Tax Exemption: \$24,047.09
County Real Property Tax Exemption: \$19,886.6
Local Property Tax Exemption: \$36,917.2
School Property Tax Exemption: \$85,676.6
Mortgage Recording Tax Exemption: \$540,000
Total Exemptions: \$728,513.40

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$728,513.4

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 350
Average estimated annual salary of jobs to be created.(at Current market rates): 60,000
Annualized salary Range of Jobs to be Created: 50,000 To: 125,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 50
Net Employment Change: 0

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

51.

General Project Information

Project Code: 55070202A
Project Type: Straight Lease
Project Name: SUMA Federal Credit Union

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$6,500,000.00
Benefited Project Amount: \$6,500,000.00

Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/27/2002
IDA Took Title Yes
to Property:
Date IDA Took Title 08/01/2002
or Leasehold Interest:
Year Financial Assitance is 2020
planned to End:

Notes: Retain and expand existing Yonkers business in new, more efficient location. New jobs, create construction jobs for buildings in facility.

Location of Project

Address Line1: 125 Corporate Blvd
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: SUMA Federal Credit Union
Address Line1: 125 Corporate Boulevard
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$24,846.55
Local Property Tax Exemption: \$46,124.78
School Property Tax Exemption: \$107,045.35
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$178,016.68

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$15,645.92	\$15,645.92
Local PILOT:	\$93,214.4	\$93,214.4
School District PILOT:	\$0	\$0
Total PILOTS:	\$108,860.32	\$108,860.32

Net Exemptions: \$69,156.36

Project Employment Information

of FTEs before IDA Status: 15
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 15
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 27
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 12

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

52.

General Project Information

Project Code: 55070608A
Project Type: Bonds/Notes Issuance
Project Name: Sacred Heart Associates, LP

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$9,500,000.00
Benefited Project Amount: \$9,500,000.00
Bond/Note Amount: \$9,500,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Tax Exempt
Not For Profit: Yes
Date Project Approved: 09/11/2006
IDA Took Title Yes
to Property:
Date IDA Took Title 09/27/2006
or Leasehold Interest:
Year Financial Assitance is 2037
planned to End:
Notes: Property taxes calculated based on assessed value which have not been grieved for decades. Improve stock of senior housing and promote workforce hou

Location of Project

Address Line1: 1 Father Finian Sullivan Dr
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10703
Province/Region:
Country: USA

Applicant Information

Applicant Name: "Sacred Heart Associates, LP"
Address Line1: 1 Fr. Finian Sullivan Drive
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10703
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$121,015.81
Local Property Tax Exemption: \$224,652.02
School Property Tax Exemption: \$521,367.31
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$867,035.14
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$11,939.98	\$11,939.98
Local PILOT:	\$72,317.59	\$72,317.59
School District PILOT:	\$0	\$0
Total PILOTS:	\$84,257.57	\$84,257.57

Net Exemptions: \$782,777.57

Project Employment Information

of FTEs before IDA Status: 5
Original Estimate of Jobs to be created: 0.5
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 5
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 5
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

53.

General Project Information

Project Code: 55070104A
Project Type: Bonds/Notes Issuance
Project Name: Sarah Lawrence College

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$34,650,000.00
Benefited Project Amount: \$34,650,000.00
Bond/Note Amount: \$34,650,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Tax Exempt
Not For Profit: Yes
Date Project Approved: 07/31/2000
IDA Took Title Yes
to Property:
Date IDA Took Title 06/05/2001
or Leasehold Interest:
Year Financial Assitance is 2041
planned to End:
Notes: Issued bond to advance repayment of DASNY Bonds and outstanding YIDA Bonds (1997 & 2000). Also provided financing to acquire and redevelop an existing bui

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: One Meade Way
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10708
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Applicant Information

Applicant Name: Sarah Lawrence College
Address Line1: One Meade Way
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10708
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

54.

General Project Information

Project Code: 55070402A
Project Type: Bonds/Notes Issuance
Project Name: Sarah Lawrence College

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$13,750,000.00
Benefited Project Amount: \$13,750,000.00
Bond/Note Amount: \$13,750,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Tax Exempt
Not For Profit: Yes
Date Project Approved: 05/20/2004
IDA Took Title Yes
to Property:
Date IDA Took Title 05/27/2004
or Leasehold Interest:
Year Financial Assitance is 2041
planned to End:
Notes: Bond issued to refinance cost of acquiring and renovating a residential property adjacent to the college.
Project also included construction of 2

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: One Meade Way
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10708
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 229
Original Estimate of Jobs to be created: 150
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 624
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 395

Applicant Information

Applicant Name: Sarah Lawrence College
Address Line1: One Meade Way
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10708
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

55.

General Project Information

Project Code: 55071403A
Project Type: Straight Lease
Project Name: Shreebalajee Corp.

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$1,000,000.00
Benefited Project Amount: \$48,575.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 03/28/2014
IDA Took Title Yes
to Property:
Date IDA Took Title 10/01/2014
or Leasehold Interest:
Year Financial Assitance is 2019
planned to End:

Notes: Renovated current building to be used as a catering facility

Location of Project

Address Line1: 92 Waverly Street
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: Shreejeebalajee
Address Line1: 108 Westminster Road
Address Line2:
City: SCARSDALE
State: NY
Zip - Plus4: 10583
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$11,171.59
Local Property Tax Exemption: \$20,738.78
School Property Tax Exemption: \$48,130.09
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$80,040.46

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$6,938.56
Local PILOT:	\$2,000	\$42,764.6
School District PILOT:	\$0	\$0
Total PILOTS:	\$2,000	\$49,703.16

Net Exemptions: \$78,040.46

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 50
Average estimated annual salary of jobs to be created.(at Current market rates): 832,000
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 5
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 5

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

56.

General Project Information

Project Code: 55070001A
Project Type: Straight Lease
Project Name: St. Casimirs, LP

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$6,000,000.00
Benefited Project Amount: \$6,000,000.00
Bond/Note Amount:
Annual Lease Payment: \$100
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 12/18/2000
IDA Took Title Yes
to Property:
Date IDA Took Title 03/15/2000
or Leasehold Interest:
Year Financial Assitance is 2011
planned to End:
Notes: In 2011 amended PILOT, Financial Assistance extended through 2031. Company invested an additional \$1.3M for capital improvements. Improve stock

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$81,886
Local Property Tax Exemption: \$152,012
School Property Tax Exemption: \$352,786
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$586,684.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$10,678.13	\$10,678.13
Local PILOT:	\$65,812.76	\$65,812.76
School District PILOT:	\$0	\$0
Total PILOTS:	\$76,490.89	\$76,490.89

Net Exemptions: \$510,193.11

Location of Project

Address Line1: 289 Nepperhan Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 6
Original Estimate of Jobs to be created: 1
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 6
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 6
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Applicant Information

Applicant Name: Speiser Dabram Management
Address Line1: 6 Executive Plaza, Suite 200
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

57.

General Project Information

Project Code: 55070103A
Project Type: Bonds/Notes Issuance
Project Name: St. John's Hospital

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Civic Facility

Total Project Amount: \$26,295,000.00
Benefited Project Amount: \$26,295,000.00
Bond/Note Amount: \$26,295,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Tax Exempt
Not For Profit: Yes
Date Project Approved: 05/10/2000
IDA Took Title Yes
to Property:
Date IDA Took Title 02/14/2001
or Leasehold Interest:
Year Financial Assitance is 2031
planned to End:
Notes: Issued bonds to facilitate the refinancing of a variety of formerly issued bonds and mortgages.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: 967 North Broadway
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 1,428
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 2,154
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 726

Applicant Information

Applicant Name: St John's Riverside Hospital
Address Line1: Two Park Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10703
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

58.

General Project Information

Project Code: 55079301A
Project Type: Bonds/Notes Issuance
Project Name: St. Joseph's Medical Center

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Civic Facility

Total Project Amount: \$4,715,000.00
Benefited Project Amount: \$4,715,000.00
Bond/Note Amount: \$4,715,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Tax Exempt
Not For Profit: Yes
Date Project Approved: 03/19/1993
IDA Took Title Yes
to Property:
Date IDA Took Title 03/31/1993
or Leasehold Interest:
Year Financial Assitance is 2020
planned to End:
Notes: Issued bonds to assist hospital in purchasing vacated retail stores on Broadway. Provide community services, family health center, outpatient care, d

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: 81 South Broadway
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 867
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 867

Applicant Information

Applicant Name: St. Joseph's Medical Center
Address Line1: 81 South Broadway
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

59.

General Project Information

Project Code: 55079703A
Project Type: Bonds/Notes Issuance
Project Name: St. Joseph's Medical Center

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Civic Facility

Total Project Amount: \$28,500,000.00
Benefited Project Amount: \$28,500,000.00
Bond/Note Amount: \$28,500,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Tax Exempt
Not For Profit: Yes
Date Project Approved: 02/25/1998
IDA Took Title Yes
to Property:
Date IDA Took Title 03/31/1998
or Leasehold Interest:
Year Financial Assitance is 2020
planned to End:
Notes: Issued bonds to assist medical center in constructing a new garage facility. Jobs retained and construction jobs created. Facilitated expansion of hospi

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: 81 South Broadway
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Applicant Information

Applicant Name: St. Joseph's Medical Center
Address Line1: 81 South Broadway
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

60.

General Project Information

Project Code: 55071206A
Project Type: Straight Lease
Project Name: Teutonia Buena Vista LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$7,000,000.00
Benefited Project Amount: \$7,000,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 11/27/2012
IDA Took Title Yes
to Property:
Date IDA Took Title 12/28/2012
or Leasehold Interest:
Year Financial Assitance is 2033
planned to End:
Notes: Phase I consists of environmental and demolition work. Phase I of a \$181M project to construct 412 unit housing.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: 66-72 Buena Vista Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Applicant Information

Applicant Name: Teutonia Buena Vista LLC
Address Line1: c/o Metro Partners 92 Main St
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

61.

General Project Information

Project Code: 55070801A
Project Type: Bonds/Notes Issuance
Project Name: The Center for Family Support

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Civic Facility

Total Project Amount: \$1,235,000.00
Benefited Project Amount: \$1,235,000.00
Bond/Note Amount: \$1,235,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Taxable
Not For Profit: Yes
Date Project Approved: 01/03/2008
IDA Took Title Yes
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2038
planned to End:
Notes: Federal Tax Status of Bonds: Tax Exempt. (Field is locked, can not modify). Residential and habilitation facility for developmentally disabled ad

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: 58 Winas Drive
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 9
Average estimated annual salary of jobs to be created.(at Current market rates): 22,880
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 22,880
Current # of FTEs: 10
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 10

Applicant Information

Applicant Name: The Center for Family Support
Address Line1: 333 7th Avenue, 9th Floor
Address Line2:
City: NEW YORK
State: NY
Zip - Plus4: 10001
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

62.

General Project Information

Project Code: 55071409A
Project Type: Straight Lease
Project Name: The Community Builders Inc.

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Other Categories

Total Project Amount: \$26,853,674.00
Benefited Project Amount: \$768,504.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 05/20/2014
IDA Took Title Yes
to Property:
Date IDA Took Title 10/16/2014
or Leasehold Interest:
Year Financial Assitance is 2045
planned to End:
Notes: Mixed income housign with 50 unites of family housing

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$356,236.42
Local Sales Tax Exemption: \$389,633.58
County Real Property Tax Exemption: \$131,029.3
Local Property Tax Exemption: \$243,240.92
School Property Tax Exemption: \$564,508
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$1,684,648.22
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$1,396	\$1,396
Local PILOT:	\$8,604	\$8,604
School District PILOT:	\$0	\$0
Total PILOTS:	\$10,000	\$10,000

Net Exemptions: \$1,674,648.22

Location of Project

Address Line1: 188-192 Warburton Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 10
Average estimated annual salary of jobs to be created.(at Current market rates): 49,300
Annualized salary Range of Jobs to be Created: 24,700 To: 73,300
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 132
Net Employment Change: 0

Applicant Information

Applicant Name: The Community Builders Inc.
Address Line1: 95 Berkely Street
Address Line2:
City: BOSTON
State: MA
Zip - Plus4: 02116
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

63.

General Project Information

Project Code: 55071411A
Project Type: Straight Lease
Project Name: The Plant Manor Inc.

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$9,000,000.00
Benefited Project Amount: \$167,500.00

Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 09/24/2014
IDA Took Title Yes
to Property:
Date IDA Took Title 10/01/2014
or Leasehold Interest:
Year Financial Assitance is 2019
planned to End:

Notes: Helped underutilized facility to renovate the structure

Location of Project

Address Line1: 1097 North Broadway
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: The Plant Manor Inc.
Address Line1: 31 West 11th Street Suite 8A
Address Line2:
City: NEW YORK
State: NY
Zip - Plus4: 10011
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$31,245.36
Local Property Tax Exemption: \$58,003.44
School Property Tax Exemption: \$134,613.06
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$223,861.86

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$10,470	\$10,470
Local PILOT:	\$64,530	\$64,530
School District PILOT:	\$0	\$0
Total PILOTS:	\$75,000	\$75,000

Net Exemptions: \$148,861.86

Project Employment Information

of FTEs before IDA Status: 2
Original Estimate of Jobs to be created: 25
Average estimated annual salary of jobs to be created.(at Current market rates): 42,487
Annualized salary Range of Jobs to be Created: 21,881.6 To: 55,829
Original Estimate of Jobs to be Retained: 2
Estimated average annual salary of jobs to be retained.(at Current Market rates): 27,532
Current # of FTEs: 2
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

64.

General Project Information

Project Code: 55070611A
Project Type: Straight Lease
Project Name: Velocity at Greystone

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$20,400,000.00
Benefited Project Amount: \$20,400,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 12/28/2006
IDA Took Title Yes
to Property:
Date IDA Took Title 12/28/2006
or Leasehold Interest:
Year Financial Assitance is 2019
planned to End:
Notes: Incentive provided to support affordable component of the tenant mix.New construction jobs and permanent jobs. Originally approved as the Milleni

Location of Project

Address Line1: 1073 Warburton Avenue & 40 Harrima
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: Velocity at Greystone LLC
Address Line1: 5 marine View Plaza
Address Line2: Suite 401
City: HOBOKEN
State: NJ
Zip - Plus4: 07030
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$3,521.1
Local Property Tax Exemption: \$6,536.52
School Property Tax Exemption: \$15,169.8
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$25,227.42
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$3,521.1	\$3,521.1
Local PILOT:	\$21,706.31	\$21,706.31
School District PILOT:	\$0	\$0
Total PILOTS:	\$25,227.41	\$25,227.41

Net Exemptions: \$0.01

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 4
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

65.

General Project Information

Project Code: 55070903A
Project Type: Straight Lease
Project Name: Vicki Incorporated

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$4,972,973.00
Benefited Project Amount: \$1,910,173.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit:
Date Project Approved: 07/07/2009
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2009
planned to End:
Notes: Construction postponed during 2011.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$4,679.2
Local Property Tax Exemption: \$8,686.4
School Property Tax Exemption: \$20,159.2
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$33,524.80
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$1,623.54	\$1,623.54
Local PILOT:	\$10,008.56	\$10,008.56
School District PILOT:	\$0	\$0
Total PILOTS:	\$11,632.1	\$11,632.1

Net Exemptions: \$21,892.7

Location of Project

Address Line1: 244, 246, 248 South Broadway
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 15
Average estimated annual salary of jobs to be created.(at Current market rates): 24,000
Annualized salary Range of Jobs to be Created: 18,000 To: 50,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 6
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 6

Applicant Information

Applicant Name: Vicki Incorporated
Address Line1: C/O JEFFREY I Klein
Address Line2: 445 Hamilton Avenue
City: WHITE PLAINS
State: NY
Zip - Plus4: 10601
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

66.

General Project Information

Project Code: 55071006A
Project Type: Straight Lease
Project Name: Warburton Riverview

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$31,500,000.00
Benefited Project Amount: \$31,500,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 06/10/2010
IDA Took Title Yes
to Property:
Date IDA Took Title 12/16/2010
or Leasehold Interest:
Year Financial Assitance is 2044
planned to End:
Notes: Affordable Family rental housing.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$46,476.15
Local Property Tax Exemption: \$86,277.67
School Property Tax Exemption: \$200,231.25
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$332,985.07
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$5,584	\$5,584
Local PILOT:	\$34,416	\$34,416
School District PILOT:	\$0	\$0
Total PILOTS:	\$40,000	\$40,000

Net Exemptions: \$292,985.07

Location of Project

Address Line1: 44-54 North Broadway
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 3
Average estimated annual salary of jobs to be created.(at Current market rates): 25,000
Annualized salary Range of Jobs to be Created: 40,000 To: 45,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 3
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 3

Applicant Information

Applicant Name: Warburton Riverview c/o Greyston F
Address Line1: 21 Park Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10703
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

67.

General Project Information

Project Code: 55071005A
Project Type: Straight Lease
Project Name: Westchester ALP

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$24,000,000.00
Benefited Project Amount: \$24,000,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 06/10/2010
IDA Took Title Yes
to Property:
Date IDA Took Title 09/01/2010
or Leasehold Interest:
Year Financial Assitance is 2026
planned to End:
Notes: Affordable assisted living campus for senior citizens. PILOT commences 2011.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$41,761.86
Local Property Tax Exemption: \$77,526.12
School Property Tax Exemption: \$179,920.86
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$299,208.84
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$5,584	\$5,584
Local PILOT:	\$34,416	\$34,416
School District PILOT:	\$0	\$0
Total PILOTS:	\$40,000	\$40,000

Net Exemptions: \$259,208.84

Location of Project

Address Line1: 78 Stratton Street South
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 75
Average estimated annual salary of jobs to be created.(at Current market rates): 36,400
Annualized salary Range of Jobs to be Created: 20,000 To: 100,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 82
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 82

Applicant Information

Applicant Name: "Westchester Alp Properties, LLC"
Address Line1: 78 Stratton Street South
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

68.

General Project Information

Project Code: 55070607A
Project Type: Bonds/Notes Issuance
Project Name: Whitney Young Manor, LP

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$19,800,000.00
Benefited Project Amount: \$19,800,000.00
Bond/Note Amount: \$19,800,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Taxable
Not For Profit: No
Date Project Approved: 11/28/2006
IDA Took Title Yes
to Property:
Date IDA Took Title 12/14/2006
or Leasehold Interest:
Year Financial Assitance is 2028
planned to End:
Notes: Federal Tax Status of Bonds: Tax Exempt. (Field is locked, can not modify). Property tax calculated based on assessed value which have not been gr

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$221,127.29
Local Property Tax Exemption: \$410,497.55
School Property Tax Exemption: \$952,673.39
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$1,584,298.23
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$17,168.99	\$17,168.99
Local PILOT:	\$105,818.01	\$105,818.01
School District PILOT:	\$0	\$0
Total PILOTS:	\$122,987	\$122,987

Net Exemptions: \$1,461,311.23

Location of Project

Address Line1: "352,354,356, 358 Nepperhan Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 7
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 5
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 6
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: (1)

Applicant Information

Applicant Name: "Whitney Young Manor, LP"
Address Line1: 885 Second Avenue 31st Floor
Address Line2:
City: NEW YORK
State: NY
Zip - Plus4: 10017
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

69.

General Project Information

Project Code: 55071105A
Project Type: Straight Lease
Project Name: Woodstock Manor

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$13,600,000.00
Benefited Project Amount: \$13,600,000.00

Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: Yes
Date Project Approved: 11/30/2010
IDA Took Title Yes
to Property:
Date IDA Took Title 07/28/2011

or Leasehold Interest:
Year Financial Assitance is 2042
planned to End:

Notes: Affordable rental housing for seniors.
PILOT commences 2012.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$22,226.2
Local Property Tax Exemption: \$41,260.4
School Property Tax Exemption: \$95,756.2
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$159,242.80

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$4,559.63	\$4,559.63
Local PILOT:	\$28,042.83	\$28,042.83
School District PILOT:	\$0	\$0
Total PILOTS:	\$32,602.46	\$32,602.46

Net Exemptions: \$126,640.34

Location of Project

Address Line1: 755 Palisades Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10703
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 2
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 65,000
Current # of FTEs: 2
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Applicant Information

Applicant Name: Woodstock Manor HDFC
Address Line1: 755 Palisades Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10703
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

70.

General Project Information

Project Code: YEDC-10-01A
Project Type: Bonds/Notes Issuance
Project Name: YEDC/Riverview II Preservation, L.P.

Project part of another phase or multi phase: Yes
Original Project Code: 55070707A
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$27,405,000.00
Benefited Project Amount: \$27,405,000.00
Bond/Note Amount: \$26,990,000.00
Annual Lease Payment:

Federal Tax Status of Bonds: Tax Exempt
Not For Profit: No
Date Project Approved: 03/30/2010
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2037
planned to End:

Notes: Project requested bond refunding. New bonds issued through Yonkers IDA's subsidiary Yonkers Economic Development Corporation (YEDC). Lease and PILOT thro

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: 47 Riverdale Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 9
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 9

Applicant Information

Applicant Name: "Riverview II, Preservation L.P."
Address Line1: 60 Columbus Circle
Address Line2:
City: NEW YORK
State: NY
Zip - Plus4: 10023
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

71.

General Project Information

Project Code: 55071002A
Project Type: Straight Lease
Project Name: Yonkers Honda

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$3,500,000.00
Benefited Project Amount: \$3,000,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 06/10/2010
IDA Took Title Yes
to Property:
Date IDA Took Title 07/01/2010
or Leasehold Interest:
Year Financial Assitance is 2015
planned to End:
Notes: Business moved to larger facility to merge departments and expand. PILOT commences 2011.

Location of Project

Address Line1: 2000 Central Park Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10710
Province/Region:
Country: USA

Applicant Information

Applicant Name: 500 Yonkers Ave Realty LLC
Address Line1: 2000 Central Park Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10710
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$12,569.5
Local Property Tax Exemption: \$23,333.84
School Property Tax Exemption: \$54,152.65
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$90,055.99
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$11,168	\$11,168
Local PILOT:	\$68,832	\$68,832
School District PILOT:	\$0	\$0
Total PILOTS:	\$80,000	\$80,000

Net Exemptions: \$10,055.99

Project Employment Information

of FTEs before IDA Status: 33
Original Estimate of Jobs to be created: 8
Average estimated annual salary of jobs to be created.(at Current market rates): 41,000
Annualized salary Range of Jobs to be Created: 32,000 To: 50,000
Original Estimate of Jobs to be Retained: 33
Estimated average annual salary of jobs to be retained.(at Current Market rates): 43,000
Current # of FTEs: 82
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 49

Project Status

Current Year Is Last Year for reporting: Yes
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: Yes
The project receives no tax exemptions: Yes

IDA Projects

72.

General Project Information

Project Code: 55071401A
Project Type: Tax Exemptions
Project Name: Yonkers LW Hotel

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$30,257,000.00
Benefited Project Amount: \$1,402,725.00
Bond/Note Amount:
Annual Lease Payment:
Federal Tax Status of Bonds:
Not For Profit:
Date Project Approved: 11/27/2012
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2015
planned to End:
Notes: Construction of 155 room hotel

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$101,535.47
Local Sales Tax Exemption: \$111,054.43
County Real Property Tax Exemption:
Local Property Tax Exemption:
School Property Tax Exemption:
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$212,589.90
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:		
Local PILOT:		
School District PILOT:		
Total PILOTS:	\$0	\$0

Net Exemptions: \$212,589.9

Location of Project

Address Line1: 7000 Mall Walk
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10704
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 28
Average estimated annual salary of jobs to be created.(at Current market rates): 37,900
Annualized salary Range of Jobs to be Created: 20,800 To: 77,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 40
of FTE Construction Jobs during fiscal year: 30
Net Employment Change: 40

Applicant Information

Applicant Name: Yonkers LW Hotel
Address Line1: 8100 East 22nd Street Building 500
Address Line2:
City: WICHITA
State: KS
Zip - Plus4: 67226
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

73.

General Project Information

Project Code: 55070705A
Project Type: Straight Lease
Project Name: Yonkers Lodging Partners/Residence Inn

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$31,000,000.00
Benefited Project Amount: \$22,950,000.00

Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 06/06/2007
IDA Took Title Yes
to Property:
Date IDA Took Title 11/15/2007
or Leasehold Interest:
Year Financial Assitance is 2019
planned to End:

Notes: Bring new business to Yonkers. Help provide much needed hotel service to the city. Help company manage the gap in room prices between Yonkers and other

Location of Project

Address Line1: 7 Executive Boulevard
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10703
Province/Region:
Country: USA

Applicant Information

Applicant Name: "Yonkers Lodging Partnership, LLC"
Address Line1: 7300 W. 110 th , Suite 990
Address Line2:
City: OVERLAND PARK
State: KS
Zip - Plus4: 66210
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$20,822.44
Local Property Tax Exemption: \$38,654.48
School Property Tax Exemption: \$89,708.44
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$149,185.36

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$14,951.16	\$14,951.16
Local PILOT:	\$92,148.84	\$92,148.84
School District PILOT:	\$0	\$0
Total PILOTS:	\$107,100	\$107,100

Net Exemptions: \$42,085.36

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 40
Average estimated annual salary of jobs to be created.(at Current market rates): 22,750
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 36
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 36

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

74.

General Project Information

Project Code: 55070504A
Project Type: Straight Lease
Project Name: Yonkers Racing Corporation

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Other Categories

Total Project Amount: \$300,000,000.00
Benefited Project Amount: \$230,000,000.00

Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:

Not For Profit: No
Date Project Approved: 08/02/2005
IDA Took Title Yes
to Property:
Date IDA Took Title 08/12/2005

or Leasehold Interest:
Year Financial Assitance is 2017
planned to End:

Notes: Help a dying Yonkers business come back and expand beyond any previous level of production. New construction/permanent jobs. New tax dollars, attract people fr

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$690,568.03
Local Property Tax Exemption: \$1,281,960.63
School Property Tax Exemption: \$2,975,145.13
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$4,947,673.79

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$550,582.4	\$550,582.4
Local PILOT:	\$3,393,417.6	\$3,393,417.6
School District PILOT:	\$0	\$0
Total PILOTS:	\$3,944,000	\$3,944,000

Net Exemptions: \$1,003,673.79

Location of Project

Address Line1: "810 Yonkers Avenue, 233 Kimball T
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10704
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 321
Original Estimate of Jobs to be created: 700
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 300
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 792
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 471

Applicant Information

Applicant Name: Yonkers Racing Corporation
Address Line1: 810 Yonkers Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10704
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

75.

General Project Information

Project Code: 55071504A
Project Type: Straight Lease
Project Name: Yonkers Waterfront Properties

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$86,500,000.00
Benefited Project Amount: \$4,097,500.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 07/22/2015
IDA Took Title Yes
to Property:
Date IDA Took Title 09/14/2015
or Leasehold Interest:
Year Financial Assitance is 2036
planned to End:
Notes: The new mixed use development will consist of up to 200 residential units, consisting of studios, one and two bedrooms

Location of Project

Address Line1: At, or adjacent to 1 Alexander St,
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province/Region:
Country: USA

Applicant Information

Applicant Name: Yonkers Waterfront Properties LLC
Address Line1: 1455 East Putnam Ave
Address Line2:
City: OLD GREENWICH
State: CT
Zip - Plus4: 06870
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$491.32
Local Property Tax Exemption: \$912.07
School Property Tax Exemption: \$2,116.72
Mortgage Recording Tax Exemption: \$1,080,000
Total Exemptions: \$1,083,520.11
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$1,083,520.11

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 5
Average estimated annual salary of jobs to be created.(at Current market rates): 40,000
Annualized salary Range of Jobs to be Created: 30,000 To: 50,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 1
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 1

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects Summary Information:

Total Number of Projects	Total Exemptions	Total PILOT Paid	Net Exemptions	Net Employment Change
75	\$56,003,500.21	\$21,425,685.07	\$34,577,815.14	8,004

Additional Comments:

Kubasek project's new name is "406 Walnut Street LLC"Post project's new name is "4551 Post Street LLC"