

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that a public hearing pursuant to Section 859-a and Article 18-A of the New York General Municipal Law will be held on July 16, 2025, at 10:30 a.m., local time, by the City of Yonkers Industrial Development Agency (the “Agency”) at the Agency’s offices at 470 Nepperhan Avenue, Suite 200, Yonkers, New York 10701, in connection with the following matter:

CHPE LLC, for itself and/or a special purpose entity formed or to be formed by or on its behalf or controlled by it (the “Company”) has submitted an application (the “Application”) to the Agency requesting the Agency’s assistance with a certain project (the “Project”) consisting of: (A) (i) the acquisition of an interest in the Company’s Interim Permit for Use of State-Owned Property and eventual easement, both issued or to be issued by the New York State Office of General Services in relation to submerged State-owned land located in the City of Yonkers, Westchester County, New York (collectively, the “Land”), (ii) the acquisition of two five-inch diameter HVDC transmission cables (the “Equipment”), and (iii) the construction, installation and equipping on or under the Land of a fully-buried, up to 1,250-megawatt HVDC electric transmission line and related infrastructure (the “Improvements”, and together with the Land and Equipment, the “Facility”); (B) the granting of Financial Assistance (as defined below) with respect to the foregoing; and (C) the lease of the Facility to the Company

The Agency will acquire (or retain) title to or a leasehold interest in the Facility and lease the Facility back to the Company. The Company will operate the Facility during the term of the lease. At the end of the lease term, the Company will purchase the Facility from the Agency, or if the Agency holds a leasehold interest, the leasehold interest will be terminated. The Agency contemplates that it will provide financial assistance (the “Financial Assistance”) to the Company in the form of: (a) a partial real property tax abatement structured through the Tax Agreement, (b) a sales and use tax exemption for purchases and rentals related to the acquisition, construction and equipping of the Facility, and (c) an exemption from state and local mortgage recording taxes.

A representative of the Agency will be present at the above-stated time and place to present a copy of the Application and hear and accept written and oral comments from all persons with views in favor of or opposed to or otherwise relevant to the proposed Financial Assistance.

The Agency will provide access to the public hearing by broadcasting the public hearing in real time online at <https://yonkersida.com/live-stream/>.

The Agency encourages all interested parties to submit written comments to the Agency, which will be included within the public hearing record. Any written comments may be sent to City of Yonkers Industrial Development Agency, 470 Nepperhan Avenue, Suite 200, Yonkers, New York 10701, Attention: Executive Director and/or via email at info@yonkersida.com with the subject line being “221 Buena Vista Avenue Project” no later than July 15, 2025.

Dated: July 2, 2025

CITY OF YONKERS
INDUSTRIAL DEVELOPMENT AGENCY