

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that a public hearing will be held by the Village of Fairport Industrial Development Agency (the "Agency") on August 31, 2015, at 12:00 p.m., local time, at 31 South Main Street, Fairport, New York 14450, in connection with the following matter:

HIGH VIEW SENIOR HOUSING LLC., a New York Limited Liability Company, by its agent Spoleta Development, Inc., its successors or designees (the "Company"), has requested that the Agency assist with a certain project (the "Project") consisting of (A) the acquisition of certain parcels of land comprising in the aggregate 3.718 acres located on High Street in the Village of Fairport, Town of Perinton, Monroe County, New York (the "Land"); (B) the construction of a building consisting of 71 senior housing apartment units together with associated maintenance/storage area/parking spaces (collectively the "Improvements"); (C) the acquisition and installation in and around the Improvements of certain items of furniture, furnishings, equipment, machinery and other tangible personal property including but not limited to furnishings, appliances, lawn and landscape equipment, snow removal equipment and computers (collectively, the "Equipment" and, together with the Land and the Improvements, the "Facility").

The Facility will be operated or managed by the Company. The Agency will acquire an interest in the Facility. The financial assistance contemplated by the Agency will consist generally of the exemption from taxation expected to be claimed by the Company as a result of the Agency taking an interest in, possession or control (by lease, license or otherwise) of the Facility, or of the Company acting as the agent of the Agency, consisting of: (i) exemption from state and local sales and use tax with respect to the qualifying personal property portion of the Facility, (ii) exemption for mortgage recording tax with respect to any qualifying mortgage on the Facility, and (iii) exemption from general real property taxation with respect to the Facility, which exemption shall be offset, in whole or in part, by contractual payments in lieu of taxes (the "PILOT") by the Company for the benefit of the affected tax jurisdictions. The PILOT being considered is a deviation from the Agency's Uniform Tax Exemption Policy in that the proposed PILOT establishes a 15-year payment schedule and affects the taxing jurisdictions other than the Village of Fairport.

A copy of the Company's application, containing a cost/benefit analysis, is available for inspection at the Agency's offices at 31 S. Main St., Fairport, New York during normal business hours, Monday through Friday, and will be available for inspection and review what the above scheduled public hearing.

The Agency will at the above stated time and place hear all persons with views in favor of or opposed to either the location or nature of the Facility, or the proposed financial assistance being contemplated by the Agency. In addition, at, or prior to, such hearing, interested parties may submit to the agency written materials pertaining to such matters

Dated: August 11, 2015

VILLAGE OF FAIRPORT INDUSTRIAL
DEVELOPMENT AGENCY

By: Kal Wysokowski
Executive Director