

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/Downloads/YIDA_Publications.php
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/Downloads/YIDA_Publications.php
3. Has the lead audit partner for the independent audit firm changed in the last five years in accordance with section 2800(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/Downloads/YIDA_Publications.php
6. Are any Authority staff also employed by another government agency?	No	
7. Has the Authority posted their mission statement to their website?	Yes	http://yonkersida.com/Downloads/YIDA_Publications.php
8. Has the Authority mission statement been revised and adopted during the reporting period?	No	N/A
9. Attach the Authority's measurement report, as required by section 2824-a of Public Authorities Law and provide the URL?	htt	N/A

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://yonkersida.com/Downloads/YIDA_Publications.php
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://yonkersida.com/Downloads/YIDA_Publications.php
7. Has the Board adopted bylaws and made them available to Board members and staff?	Yes	http://yonkersida.com/Downloads/YIDA_Publications.php
8. Has the Board adopted a code of ethics for Board members and staff?	Yes	http://yonkersida.com/Downloads/YIDA_Publications.php
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?	Yes	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 874(4) of GML?	Yes	

Board of Directors Listing

Name	Baratta, Michael	Name	Singer, Cecile
Chair of Board	No	Chair of Board	No
If yes, Chairman Designated by		If yes, Chairman Designated by	
Term Start Date	03/04/2010	Term Start Date	03/30/2010
Term Expiration Date	05/31/2013	Term Expiration Date	05/31/2016
Title		Title	
Has the Board member appointed a designee?		Has the Board member appointed a designee?	
Appointed By(Name of Ex-officio Board member)	No	Appointed By(Name of Ex-officio Board member)	No
Nominated By	Ex-Officio	Nominated By	Ex-Officio
Appointed By		Appointed By	
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	Kischak, Peter	Name	Ball, Sr., Martin
Chair of Board	No	Chair of Board	No
If yes, Chairman Designated by		If yes, Chairman Designated by	
Term Start Date	03/30/2010	Term Start Date	03/30/2010
Term Expiration Date	05/31/2017	Term Expiration Date	05/31/2014
Title		Title	
Has the Board member appointed a designee?		Has the Board member appointed a designee?	
Appointed By(Name of Ex-officio Board member)	No	Appointed By(Name of Ex-officio Board member)	No
Nominated By	Ex-Officio	Nominated By	Ex-Officio
Appointed By		Appointed By	
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	Regan, William	Name	Lawrence, Joy
Chair of Board	No	Chair of Board	No
If yes, Chairman Designated by		If yes, Chairman Designated by	
Term Start Date	03/04/2010	Term Start Date	03/04/2010
Term Expiration Date	03/01/2012	Term Expiration Date	05/31/2015
Title		Title	
Has the Board member appointed a designee?		Has the Board member appointed a designee?	
Appointed By(Name of Ex-officio Board member)	No	Appointed By(Name of Ex-officio Board member)	No
Nominated By	Ex-Officio	Nominated By	Ex-Officio
Appointed By		Appointed By	
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?	No

Board of Directors Listing

Name	Amicone, Philip
Chair of Board	Yes
If yes, Chairman Designated by	By Virtue of Position
Term Start Date	12/01/2007
Term Expiration Date	12/31/2011
Title	
Has the Board member appointed a designee?	
Appointed By(Name of Ex-officio Board member)	No
Nominated By	Other
Appointed By	
Confirmed by Senate	No
Has the board member/designee signed the acknowledgement of fiduciary duty?	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 municipal government Position?	Yes

Staff Listing

Name	Title	Group	Department / Subsidiary	Union Name	Bargaining Unit	Full Time/ Part Time	Exempt Indicator	Base Annualized Salary	Actual salary paid to the Individual	Overtime 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 payment made by state or local government
Acevedo-Pena, Giselle	Employment Specialist	Administrative and Clerical	WIB Grant Employee	N/A	N/A	FT	No	35,115.00	19,313.29	0	0	4,652.65	0	23,965.94	No	
Almonte, Johanna	Employment Specialist	Administrative and Clerical	WIB Grant Employee	N/A	N/A	FT	No	34,260.00	18,842.97	0	0	306.83	0	19,149.8	No	
Beasley, Deryl	Deputy Director	Executive	WIB Grant Employee	N/A	N/A	FT	No	77,000.00	76,200.35	0	0	0	0	76,200.35	No	
Carr, Lynn	Employment Specialist / Disability Navigator	Administrative and Clerical	WIB Grant Employee	N/A	N/A	FT	No	47,277.00	34,030.4	0	0	4,842.22	0	38,872.62	No	
Carter, Melvina	Chief Fiscal Officer	Executive	Yonkers Industrial Development Agency	N/A	N/A	FT	No	112,875.00	117,216.45	0	0	7,985.58	0	125,202.03	No	
Farraj, Samira	Executive Assistant	Administrative and Clerical	Yonkers Industrial Development Agency	N/A	N/A	FT	No	45,000.00	28,557.7	0	0	1,441.48	0	29,999.18	No	
Gonzalez, Jr, Miguel	Executive Assistant	Administrative and Clerical	WIB Grant Employee	N/A	N/A	FT	No	60,000.00	59,376.85	0	0	7,985.58	0	67,362.43	No	
Gonzalez, Miriam	Administrative Assistant	Administrative and Clerical	WIB Grant Employee	N/A	N/A	FT	No	33,990.00	19,016.18	0	0	4,910.98	0	23,927.16	No	
Grella, Daniel	Executive Director	Executive	WIB Grant Employee	N/A	N/A	FT	No	100,000.00	91,326.86	0	0	0	0	91,326.86	No	
Grodger, Akilah	Youth Coordinator	Administrative and Clerical	WIB Grant Employee	N/A	N/A	FT	No	52,000.00	13,085.71	0	0	2,278	0	15,363.71	No	
Harris, Chanele	Employment Specialist	Administrative and Clerical	WIB Grant Employee	N/A	N/A	FT	No	35,115.00	35,951.05	0	0	0	0	35,951.05	No	
Holman, Carol	Employment Specialist	Administrative and Clerical	WIB Grant Employee	N/A	N/A	FT	No	49,425.43	50,119.32	0	0	0	0	50,119.32	No	

Staff Listing

Name	Title	Group	Department / Subsidiary	Union Name	Bargaining Unit	Full Time/ Part Time	Exempt Indi-cator	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 payment made by state or local government
Khan, Fiona	Administrative Assistant	Administrative and Clerical	Yonkers Industrial Development Agency	N/A	N/A	FT	No	36,003.00	37,387.71	0	0	0	0	37,387.71	No	
Lynch, Ellen	President/CEO	Executive	Yonkers Industrial Development Agency	N/A	N/A	FT	No	165,000.00	171,346.05	0	0	7,985.58	0	179,331.63	No	
Mattei, Mildred	Employment Specialist	Administrative and Clerical	WIB Grant Employee	N/A	N/A	FT	No	41,200.00	23,785.14	0	0	0	0	23,785.14	No	
Matthews, Terri	Accountant	Administrative and Clerical	WIB Grant Employee	N/A	N/A	FT	No	54,460.00	59,120.74	0	0	0	0	59,120.74	No	
Morales, Lillian	Employment Specialist	Administrative and Clerical	WIB Grant Employee	N/A	N/A	FT	No	54,658.00	59,878.66	0	0	0	0	59,878.66	No	
Morello, Edward	Employment Specialist	Administrative and Clerical	WIB Grant Employee	N/A	N/A	FT	No	46,502.00	25,576.12	0	0	5,372.52	0	30,948.64	No	
Moreno, Bernadette	Data Entry Clerk	Administrative and Clerical	WIB Grant Employee	N/A	N/A	FT	No	30,448.00	35,577.81	0	0	0	0	35,577.81	No	
Patterson, Linda	Director of YEC	Managerial	WIB Grant Employee	N/A	N/A	FT	No	67,561.00	59,929.27	0	0	3,992.79	0	63,922.06	No	
Schmidt, Raymond	Executive Director	Executive	WIB Grant Employee	N/A	N/A	FT	No	85,000.00	1,634.6	0	0	0	0	1,634.6	No	
Susini, Christopher	Clerk	Administrative and Clerical	WIB Grant Employee	N/A	N/A	PT	No	1,500.00	1,155	0	0	0	0	1,155	No	
Vogel, Eva	Administrative Clerk	Administrative and Clerical	WIB Grant Employee	N/A	N/A	FT	No	29,100.00	28,406.58	0	0	0	0	28,406.58	No	
Vuninka-Uwiduhaye, Laetitia	Finance Administrator	Administrative and Clerical	Yonkers Industrial Development Agency	N/A	N/A	FT	No	55,003.00	30,675.04	0	0	5,764.96	0	36,440	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 Membership	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
Amicone, Philip	Board of Directors				X			X						X
Regan, William	Board of Directors												X	
Ball, Sr., Martin	Board of Directors												X	
Lawrence, Joy	Board of Directors												X	
Singer, Cecile	Board of Directors												X	
Baratta, Michael	Board of Directors												X	
Kischak, Peter	Board of Directors												X	

Staff

Name	Title	Severance Package	Payment for Unused Leave	Club Membership	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
Carter, Melvina	Chief Fiscal Officer			X				X						X
Lynch, Ellen	President/CEO			X	X		X	X						X

Subsidiary/Affiliate Verification

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

Name of Subsidiary/Affiliate	Status	Requested Changes
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Subsidiary/Affiliate Creation

Name of Subsidiary/Affiliate	Establishment Date	Entity Purpose
Yonkers Economic Development Corporation	05/01/2007	to provide certain taxable and tax exempt financial assistance on occasions where these incentives are no longer provided by the Yonkers IDA or in instances where the IDA's ability to assist economic development projects has been significantly limited

Subsidiary/Affiliate Termination

Name of Subsidiary/Affiliate	Termination Date	Termination Reason	Proof Termination
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Summary Financial Information

SUMMARY STATEMENT OF NET ASSETS

<u>Assets</u>	
Current Assets	
Cash and cash equivalents	\$606,524
Investments	\$0
Receivables, net	\$848,738
Other assets	\$146,719
Total Current Assets	\$1,601,981
Noncurrent Assets	
Restricted cash and investments	\$564,860
Long-term receivables, net	\$0
Other assets	\$0
Capital Assets	
Land and other nondepreciable property	\$0
Buildings and equipment	\$5,635
Infrastructure	\$0
Accumulated depreciation	\$0
Net Capital Assets	\$5,635
Total Noncurrent Assets	\$570,495
Total Assets	\$2,172,476

Summary Financial Information

SUMMARY STATEMENT OF NET ASSETS

Liabilities

Current Liabilities

Accounts payable	\$60,460
Pension contribution payable	\$171,647
Other post-employment benefits	\$0
Accrued liabilities	\$33,251
Deferred revenues	\$0
Bonds and notes payable	\$0
Other long-term obligations due within one year	\$1,524,860
Total Current Liabilities	\$1,790,218

Noncurrent Liabilities

Pension contribution payable	\$0
Other post-employment benefits	\$0
Bonds and notes payable	\$0
Long Term Leases	\$0
Other long-term obligations	\$0
Total Noncurrent Liabilities	\$0

Total Liabilities **\$1,790,218**

Net Asset (Deficit)

Net Asset

Invested in capital assets, net of related debt	\$0
Restricted	\$0
Unrestricted	\$382,258
Total Net Assets	\$382,258

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

Charges for services	\$986,845
Rental & financing income	\$0
Other operating revenues	\$1,138,644
Total Operating Revenue	\$2,125,489

Operating Expenses

Salaries and wages	\$1,193,699
Other employee benefits	\$464,463
Professional services contracts	\$275,745
Supplies and materials	\$16,861
Depreciation & amortization	\$3,661
Other operating expenses	\$190,801
Total Operating Expenses	\$2,145,230

Operating Income (Loss) **(\$19,741)**

Nonoperating Revenues

Investment earnings	\$0
State subsidies/grants	\$0
Federal subsidies/grants	\$0
Municipal subsidies/grants	\$0
Public authority subsidies	\$0
Other nonoperating revenues	\$40,839
Total Nonoperating Revenue	\$40,839

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	\$0
Total Nonoperating Expenses	\$0
Income (Loss) Before Contributions	\$21,098
Capital Contributions	\$0
Change in net assets	\$21,098
Net assets (deficit) beginning of year	\$361,160
Other net assets changes	\$0
Net assets (deficit) at end of year	\$382,258

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?	Yes

New Debt Issuances List by Type of Debt and Program

Type Of Debt: Conduit Debt

Program:

Project	Amounts	CUSIP Number	Bond Closing Date	Taxable Status	Issue Process	True Interest Cost	Interest Type	Term	Cost of Issuance (\$)	PACB Project	URL
YEDC/RiverviewII	Refunding	0.00	05/21/2010		Negotiated	2	Fixed	15	2.00		
	New	26,990,000.00									
	Total	26,990,000.00									
YEDC/The Charter School	Refunding	0.00	10/31/2010		Negotiated	2	Fixed	30	2.00		
	New	12,445,000.00									
	Total	12,445,000.00									

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	302,082,940.00	39,435,000.00	33,542,487.00	307,975,453.00
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://yonkersida.com/Downloads/YIDA_Publications.php
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://yonkersida.com/Downloads/YIDA_Publications.php
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 Purposes 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 or Leasehold Yes

Interest in the Property:
Date IDA Took Title 12/28/2000

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

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: \$38,794.84
Local Property Tax Exemption: \$57,666.63
School Property Tax Exemption: \$140,757.14
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$237,218.61

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOTS:	\$1,690	\$1,690
Local PILOTS:	\$8,310	\$8,310
School District PILOTS:	\$0	\$0
Total PILOTS:	\$10,000	\$10,000

Net Exemptions: \$227,218.61

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

Location of Project

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

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:
There is no outstanding debt for this project:
IDA does not hold title to the property:
The project receives no tax exemptions:

IDA Projects

2.

General Project Information

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

Project part of another No

phase or multi phase:

Original Project Code:

Project Purposes 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 or Leasehold Yes

Interest in the 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. Project is still under construction.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$232,506.75

Local Sales Tax Exemption: \$254,304.25

County Real Property Tax Exemption: \$6,754.4

Local Property Tax Exemption: \$16,486.67

School Property Tax Exemption: \$4,543.98

Mortgage Recording Tax Exemption: \$0

Total Exemptions: \$514,596.05

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Ma	Payment Due Per Agre
County PILOTS:	\$16,350	\$16,350
Local PILOTS:	\$83,650	\$83,650
School District PILOTS:	\$0	\$0
Total PILOTS:	\$100,000	\$100,000

Net Exemptions: \$414,596.05

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: 1

of FTE Construction Jobs during fiscal year: 70

Net Employment Change: 1

Location of Project

Address Line1: 330 Riverdale Avenue

Address Line2:

City: YONKERS

State: NY

Zip - Plus4: 10705

Province Region:

Country: USA

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 outstanding debt 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: 55070905A
Project Type: Straight Lease
Project Name: 86 Main LLC

Project part of another phase or multi phase: No

Original Project Code:
Project Purposes 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 or Leasehold Yes

Interest in the Property:
Date IDA Took Title 08/31/2010

or Leasehold Interest:
Year Financial Assistance is planned to End: 2020

Notes: Assisted a company with taking over a commercial building in need of renovations to attract business tenants. PILOT commences 2011.

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

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 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: \$99,000
Total Exemptions: \$99,000.00

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

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

Net Exemptions: \$99,000

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: 36.5
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 26.5

Project Status

Current Year Is Last Year for reporting: No
There is no outstanding debt 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: 55070602A
Project Type: Straight Lease
Project Name: Animal Specialty Center, LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 09/22/2006
or Leasehold Interest:
Year Financial Assistance is planned to End: 2017

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: \$21,987
Local Property Tax Exemption: \$32,682.6
School Property Tax Exemption: \$79,774.2
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$134,443.80

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOTS:	\$14,477.52	\$14,477.52
Local PILOTS:	\$74,048.12	\$74,048.12
School District PILOTS:	\$0	\$0
Total PILOTS:	\$88,525.64	\$88,525.64

Net Exemptions: \$45,918.16

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: 114
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 114

Project Status

Current Year Is Last Year for reporting: No
There is no outstanding debt 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: 55070907A
Project Type: Straight Lease
Project Name: Ashburton Ave I, LP

Project part of another phase or multi phase: No
Original Project Code:
Project Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 03/11/2010
or Leasehold Interest:
Year Financial Assistance is planned to End: 2052
Notes: Affordable rental housing for seniors. PILOT commences 2011.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$108,800
Local Sales Tax Exemption: \$119,000
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$131,400
Total Exemptions: \$359,200.00
Total Exemptions Net of RPTL Section 485-b:

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

Net Exemptions: \$359,200

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: 0
of FTE Construction Jobs during fiscal year: 35
Net Employment Change: 0

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

Project part of another phase or multi phase: No
Original Project Code:
Project Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 04/01/1999
or Leasehold Interest:
Year Financial Assitance is planned to End: 2014
Notes: Bring new business to Yonkers quality housing for seniors. Promotes workforce housing by making empty nester homes available.

Location of Project

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

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 Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$241,857
Local Property Tax Exemption: \$359,508.6
School Property Tax Exemption: \$877,516.2
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$1,478,881.80
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Ma	Payment Due Per Agre
County PILOTS:	\$118,442.2	\$118,442.2
Local PILOTS:	\$588,898.82	\$588,898.82
School District PILOTS:	\$0	\$0
Total PILOTS:	\$707,341.02	\$707,341.02

Net Exemptions: \$771,540.78

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: 96
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 96

Project Status

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

IDA Projects

7.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 06/01/2010
or Leasehold Interest:
Year Financial Assistance is planned to End: 2019
Notes: Help business renovate and expand operations.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$3,306.05
Local Sales Tax Exemption: \$3,616
County Real Property Tax Exemption: \$17,235.37
Local Property Tax Exemption: \$25,619.53
School Property Tax Exemption: \$62,534.11
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$112,311.06
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOTS:	\$4,906.21	\$4,906.21
Local PILOTS:	\$25,093.79	\$25,093.79
School District PILOTS:	\$0	\$0
Total PILOTS:	\$30,000	\$30,000

Net Exemptions: \$82,311.06

Location of Project

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

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: 71
of FTE Construction Jobs during fiscal year: 1
Net Employment Change: 1

Applicant Information

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

Project Status

Current Year Is Last Year for reporting: No
There is no outstanding debt 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: 55070603A
Project Type: Straight Lease
Project Name: Collins Phase II

Project part of another phase or multi phase: No
Original Project Code:
Project Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 06/30/2006
or Leasehold Interest:
Year Financial Assistance is planned to End: 2018
Notes: Jumpstart development of Waterfront. Provide population base of residents to support Downtown development.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$253,583.4
Local Property Tax Exemption: \$376,939.32
School Property Tax Exemption: \$920,062.44
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$1,550,585.16
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOTS:	\$310,650	\$310,650
Local PILOTS:	\$1,589,350	\$1,589,350
School District PILOTS:	\$0	\$0
Total PILOTS:	\$1,900,000	\$1,900,000

Net Exemptions: -\$349,414.84

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

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: 5
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 5

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 Status

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

IDA Projects

9.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 12/31/1991
or Leasehold Interest:
Year Financial Assistance is planned to End: 2036

Notes: Multiphase project. Assist new employer in purchasing the former Gestetner site vacant office building. Assist Company expansion more property, expansion of bu

Location of Project

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

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 Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$72,813.62
Local Property Tax Exemption: \$108,233.88
School Property Tax Exemption: \$264,185.56
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$445,233.06
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOTS:	\$0	\$0
Local PILOTS:	\$154,464.4	\$154,464.4
School District PILOTS:	\$0	\$0
Total PILOTS:	\$154,464.4	\$154,464.4

Net Exemptions: \$290,768.66

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: 585
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 585

Project Status

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

IDA Projects

10.

General Project Information

Project Code: 55071007A
Project Type: Straight Lease
Project Name: Contrafect

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

Total Project Amount: \$15,000,000.00
Benefited Project Amount: \$15,000,000.00

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

Not For Profit: No
Date Project Approved: 11/30/2010
IDA Took Title or Leasehold: No
Interest in the Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assistance is planned to End: 2011

Notes: Biotech company that employs novel therapeutic approaches to infectious diseases. FTE jobs will be created in phases, estimated 65 in phase 1.

Location of Project

Address Line1: 28 Wells Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province Region:
Country: USA

Applicant Information

Applicant Name: ContraFect Corporation
Address Line1: 469 7th Ave - 3rd floor
Address Line2:
City: NEW YORK
State: NY
Zip - Plus4: 10018
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 Agree
County PILOTS:	\$0	\$0
Local PILOTS:	\$0	\$0
School District PILOTS:	\$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: 65
Average estimated annual salary of jobs to be created.(at current market rates): 87,000
Annualized salary Range of jobs to be created: 50,000 To: 200,000
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

Project Status

Current Year Is Last Year for reporting: No
There is no outstanding debt 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: 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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 07/11/2007
or Leasehold Interest:
Year Financial Assistance is planned to End: 2023

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: \$1,120,126.11
Local Sales Tax Exemption: \$1,225,137.94
County Real Property Tax Exemption: \$548,282.49
Local Property Tax Exemption: \$814,995.1
School Property Tax Exemption: \$1,989,302.63
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$5,697,844.27

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOTS:	\$574,600	\$574,600
Local PILOTS:	\$2,825,400	\$2,825,400
School District PILOTS:	\$0	\$0
Total PILOTS:	\$3,400,000	\$3,400,000

Net Exemptions: \$2,297,844.27

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: 2,485
of FTE Construction Jobs during fiscal year: 329
Net Employment Change: 531

Project Status

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

IDA Projects

12.

General Project Information

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

Project part of another No

phase or multi phase:

Original Project Code:

Project Purposes 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 or Leasehold Yes

Interest in the Property:

Date IDA Took Title 03/29/2007

or Leasehold Interest:

Year Financial Assistance 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: \$17,363.62

Local Property Tax Exemption: \$25,810.18

School Property Tax Exemption: \$62,999.46

Mortgage Recording Tax Exemption: \$0

Total Exemptions: \$106,173.26

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOTS:	\$10,627.5	\$10,627.5
Local PILOTS:	\$54,372.5	\$54,372.5
School District PILOTS:	\$0	\$0
Total PILOTS:	\$65,000	\$65,000

Net Exemptions: \$41,173.26

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: 3

of FTE Construction Jobs during fiscal year: 0

Net Employment Change: 3

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:

There is no outstanding debt for this project:

IDA does not hold title to the property:

The project receives no tax exemptions:

IDA Projects

13.

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 Purposes 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 or Leasehold Yes
Interest in the 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: \$17,956.05
Local Property Tax Exemption: \$26,690.79
School Property Tax Exemption: \$65,148.93
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$109,795.77

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Ma	Payment Due Per Agre
County PILOTS:	\$11,250.02	\$11,250.02
Local PILOTS:	\$57,540.4	\$57,540.4
School District PILOTS:	\$0	\$0
Total PILOTS:	\$68,790.42	\$68,790.42

Net Exemptions: \$41,005.35

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: 29
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 29

Project Status

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

IDA Projects

14.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 12/01/2001
or Leasehold Interest:
Year Financial Assistance is planned to End: 2031

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: \$9,833.05
Local Property Tax Exemption: \$14,616.39
School Property Tax Exemption: \$35,676.8
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$60,126.24
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOTS:	\$0	\$20,442.56
Local PILOTS:	\$0	\$104,557.44
School District PILOTS:	\$0	\$0
Total PILOTS:	\$0	\$125,000

Net Exemptions: \$60,126.24

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: 40
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: (2)

Project Status

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

IDA Projects

15.

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 Purposes 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 or Leasehold: Yes

Interest in the Property:
Date IDA Took Title: 03/16/2004
or Leasehold Interest:
Year Financial Assistance is planned to End: 2036

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

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 Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$43,974
Local Property Tax Exemption: \$65,365.2
School Property Tax Exemption: \$159,548.4
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$268,887.60

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agree
County PILOTS:	\$11,447.83	\$11,447.83
Local PILOTS:	\$58,552.17	\$58,552.17
School District PILOTS:	\$0	\$0
Total PILOTS:	\$70,000	\$70,000

Net Exemptions: \$198,887.6

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

Project Status

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

IDA Projects

16.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 06/21/2007
or Leasehold Interest:
Year Financial Assistance is planned to End: 2038

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: \$20,557.85
Local Property Tax Exemption: \$30,558.23
School Property Tax Exemption: \$74,588.88
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$125,704.96

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agree
County PILOTS:	\$20,557.85	\$20,557.85
Local PILOTS:	\$105,147.11	\$105,147.11
School District PILOTS:	\$0	\$0
Total PILOTS:	\$125,704.96	\$125,704.96

Net Exemptions: \$0

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:
There is no outstanding debt for this project:
IDA does not hold title to the property:
The project receives no tax exemptions:

IDA Projects

17.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 08/08/2003
or Leasehold Interest:
Year Financial Assistance is planned to End: 2015
Notes: Jumpstart development of Waterfront. Provide population base of residents to support Downtown development.

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: \$185,423.7
Local Property Tax Exemption: \$275,623.26
School Property Tax Exemption: \$672,762.42
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$1,133,809.38
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOTS:	\$185,423.7	\$185,423.7
Local PILOTS:	\$948,385.68	\$948,385.68
School District PILOTS:	\$0	\$0
Total PILOTS:	\$1,133,809.38	\$1,133,809.38

Net Exemptions: \$0

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: 8
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 8

Project Status

Current Year Is Last Year for reporting: No
There is no outstanding debt 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: 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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 06/09/1999
or Leasehold Interest:
Year Financial Assistance is planned to End: 2019
Notes: Federal Tax Status of Bonds: Tax Exempt. (Field is locked, can not modify). Provided incentives to bring a new company to Yonkers. Manufacturing,

Location of Project

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

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 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 PILOTS:	\$0	\$0
Local PILOTS:	\$0	\$0
School District PILOTS:	\$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: 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: 118
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 118

Project Status

Current Year Is Last Year for reporting: No
There is no outstanding debt 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: 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 Purposes 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 or Leasehold Yes

Interest in the Property:
Date IDA Took Title 02/25/1988

or Leasehold Interest:
Year Financial Assistance is planned to End: 2026

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: \$16,368.1
Local Property Tax Exemption: \$24,330.38
School Property Tax Exemption: \$59,387.46
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$100,085.94

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOTS:	\$13,241.73	\$13,241.73
Local PILOTS:	\$67,727.41	\$67,727.41
School District PILOTS:	\$0	\$0
Total PILOTS:	\$80,969.14	\$80,969.14

Net Exemptions: \$19,116.8

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: 54
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 15

Project Status

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

IDA Projects

20.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 12/13/2006
or Leasehold Interest:
Year Financial Assistance 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

Location of Project

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

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 Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$68,379.57
Local Property Tax Exemption: \$101,642.89
School Property Tax Exemption: \$248,097.76
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$418,120.22

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOTS:	\$16,456.05	\$16,456.05
Local PILOTS:	\$84,174.06	\$84,174.06
School District PILOTS:	\$0	\$0
Total PILOTS:	\$100,630.11	\$100,630.11

Net Exemptions: \$317,490.11

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)

Project Status

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

IDA Projects

21.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 10/01/2009
or Leasehold Interest:
Year Financial Assistance is planned to End: 2025
Notes: Expansion of major retailer.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$211,539.1
Local Sales Tax Exemption: \$231,370.9
County Real Property Tax Exemption: \$113,465.14
Local Property Tax Exemption: \$168,660.37
School Property Tax Exemption: \$441,679.19
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$1,166,714.70
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOTS:	\$104,004.7	\$104,004.7
Local PILOTS:	\$531,952.3	\$531,952.3
School District PILOTS:	\$0	\$0
Total PILOTS:	\$635,957	\$635,957

Net Exemptions: \$530,757.7

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: 375
of FTE Construction Jobs during fiscal year: 328
Net Employment Change: 0

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 outstanding debt 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: 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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 12/21/2005
or Leasehold Interest:
Year Financial Assitance is planned to End: 2038
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: \$78,026.98
Local Property Tax Exemption: \$115,983.28
School Property Tax Exemption: \$283,100.91
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$477,111.17
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Ma	Payment Due Per Agre
County PILOTS:	\$102,187.5	\$102,187.5
Local PILOTS:	\$522,812.5	\$522,812.5
School District PILOTS:	\$0	\$0
Total PILOTS:	\$625,000	\$625,000

Net Exemptions: -\$147,888.83

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: 3
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 3

Project Status

Current Year Is Last Year for reporting: No
There is no outstanding debt 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: 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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 06/01/1999
or Leasehold Interest:
Year Financial Assistance is planned to End: 2039
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 Agree
County PILOTS:	\$0	\$0
Local PILOTS:	\$0	\$0
School District PILOTS:	\$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: 132
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 132

Project Status

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

IDA Projects

24.

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 Purposes 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 or Leasehold: Yes

Interest in the Property:
Date IDA Took Title: 09/30/2005
or Leasehold Interest:
Year Financial Assistance is planned to End: 2037

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: \$89,780.25
Local Property Tax Exemption: \$133,453.95
School Property Tax Exemption: \$325,744.65
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$548,978.85

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Ma	Payment Due Per Agre
County PILOTS:	\$9,828.72	\$9,828.72
Local PILOTS:	\$49,095.28	\$49,095.28
School District PILOTS:	\$0	\$0
Total PILOTS:	\$58,924	\$58,924

Net Exemptions: \$490,054.85

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: 3
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: (4)

Project Status

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

IDA Projects

25.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 12/31/1997
or Leasehold Interest:
Year Financial Assistance is planned to End: 2016

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: \$464,707.46
Local Property Tax Exemption: \$690,764.91
School Property Tax Exemption: \$1,686,072.04
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$2,841,544.41

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

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

Net Exemptions: \$2,466,544.41

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: 677
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 677

Project Status

Current Year Is Last Year for reporting: No
There is no outstanding debt 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: 55070902A
Project Type: Straight Lease
Project Name: Mulford I, L.P.

Project part of another phase or multi phase: No
Original Project Code:
Project Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 12/10/2009
or Leasehold Interest:
Year Financial Assistance is planned to End: 2041
Notes: Affordable Family rental housing. PILOT commences 2011.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$442,200
Local Sales Tax Exemption: \$17,680
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$459,880.00
Total Exemptions Net of RPTL Section 485-b:

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

Net Exemptions: \$459,880

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: 0
of FTE Construction Jobs during fiscal year: 75
Net Employment Change: 0

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 outstanding debt 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: 55070304A
Project Type: Straight Lease
Project Name: Parkledge Apartments

Project part of another phase or multi phase: No
Original Project Code:
Project Purposes 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 or Leasehold Yes

Interest in the Property:
Date IDA Took Title 03/01/2003

or Leasehold Interest:
Year Financial Assistance is planned to End: 2034

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: \$81,840.5
Local Property Tax Exemption: \$121,651.9
School Property Tax Exemption: \$296,937.3
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$500,429.70

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOTS:	\$53,896.75	\$53,896.75
Local PILOTS:	\$265,018.93	\$265,018.93
School District PILOTS:	\$0	\$0
Total PILOTS:	\$318,915.68	\$318,915.68

Net Exemptions: \$181,514.02

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: 15
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 3

Project Status

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

IDA Projects

28.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 12/23/1999
or Leasehold Interest:
Year Financial Assistance is planned to End: 2020

Notes: Federal Tax Status of Bonds: Tax Exempt. (Field is locked, can not modify). Company requested payment waiver due to lack of Cash Flow. Renovat

Location of Project

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

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 Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$14,780.15
Local Property Tax Exemption: \$14,633.74
School Property Tax Exemption: \$53,625.99
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$83,039.88
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agree
County PILOTS:	\$0	\$5,408
Local PILOTS:	\$0	\$26,592
School District PILOTS:	\$0	\$0
Total PILOTS:	\$0	\$32,000

Net Exemptions: \$83,039.88

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

Project Status

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

IDA Projects

29.

General Project Information

Project Code: 55071003A
Project Type: Straight Lease
Project Name: Quincy Amusements

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

Total Project Amount: \$15,000,000.00
Benefited Project Amount: \$15,000,000.00
Bond/Note Amount: \$0.00
Annual Lease Payment:
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 06/10/2010
IDA Took Title or Leasehold No
Interest in the Property:
Date IDA Took Title or Leasehold Interest:
Year Financial Assistance is planned to End: 2011
Notes: Movie theater build-out and equipping.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$93,416.13
Local Sales Tax Exemption: \$102,173.89
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$195,590.02
Total Exemptions Net of RPTL Section 485-b:

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

Net Exemptions: \$195,590.02

Location of Project

Address Line1: 1 Ridge Hill Rd
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10710
Province Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 110
Average estimated annual salary of jobs to be created.(at current market rates): 42,120
Annualized salary Range of jobs to be created: 37,100 To: 66,250
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

Applicant Information

Applicant Name: Quincy Amusements
Address Line1: 846 University Ave
Address Line2:
City: NORWOOD
State: MA
Zip - Plus4: 02062
Province Region:
Country: USA

Project Status

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

IDA Projects

30.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 08/02/2007
or Leasehold Interest:
Year Financial Assistance is planned to End: 2032

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: \$583,832.84
Local Sales Tax Exemption: \$638,567.16
County Real Property Tax Exemption: \$308,318.82
Local Property Tax Exemption: \$458,300.84
School Property Tax Exemption: \$1,118,655.88
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$3,107,675.54

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOTS:	\$0	\$0
Local PILOTS:	\$371,569.92	\$371,569.92
School District PILOTS:	\$0	\$0
Total PILOTS:	\$371,569.92	\$371,569.92

Net Exemptions: \$2,736,105.62

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: 3
of FTE Construction Jobs during fiscal year: 226
Net Employment Change: (197)

Project Status

Current Year Is Last Year for reporting: No
There is no outstanding debt 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: 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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 12/27/2007
or Leasehold Interest:
Year Financial Assistance is planned to End: 2037

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: \$509,793.03
Local Property Tax Exemption: \$757,782.4
School Property Tax Exemption: \$1,849,653.47
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$3,117,228.90
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agree
County PILOTS:	\$37,243.5	\$37,243.5
Local PILOTS:	\$190,545.5	\$190,545.5
School District PILOTS:	\$0	\$0
Total PILOTS:	\$227,789	\$227,789

Net Exemptions: \$2,889,439.9

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: 10
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Project Status

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

IDA Projects

32.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 08/01/2002
or Leasehold Interest:
Year Financial Assitance is planned to End: 2020

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: \$25,944.66
Local Property Tax Exemption: \$38,565.47
School Property Tax Exemption: \$94,133.56
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$158,643.69
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Ma	Payment Due Per Agre
County PILOTS:	\$11,350.79	\$11,350.79
Local PILOTS:	\$58,055.82	\$58,055.82
School District PILOTS:	\$0	\$0
Total PILOTS:	\$69,406.61	\$69,406.61

Net Exemptions: \$89,237.08

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: 26
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 11

Project Status

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

IDA Projects

33.

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 Purposes 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 or Leasehold: Yes

Interest in the Property:
Date IDA Took Title: 09/27/2006
or Leasehold Interest:
Year Financial Assistance is planned to End: 2037

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: \$126,364.18
Local Property Tax Exemption: \$125,112.43
School Property Tax Exemption: \$458,480.06
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$709,956.67

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Ma	Payment Due Per Agre
County PILOTS:	\$7,375.38	\$7,375.38
Local PILOTS:	\$37,424.62	\$37,424.62
School District PILOTS:	\$0	\$0
Total PILOTS:	\$44,800	\$44,800

Net Exemptions: \$665,156.67

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: 3
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: (2)

Project Status

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

IDA Projects

34.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 06/05/2001
or Leasehold Interest:
Year Financial Assistance is planned to End: 2041

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

Location of Project

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

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 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 Agree
County PILOTS:	\$0	\$0
Local PILOTS:	\$0	\$0
School District PILOTS:	\$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: 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:
There is no outstanding debt for this project:
IDA does not hold title to the property:
The project receives no tax exemptions:

IDA Projects

35.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 05/27/2004

or Leasehold Interest:
Year Financial Assistance 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

Location of Project

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

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 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 Agree
County PILOTS:	\$0	\$0
Local PILOTS:	\$0	\$0
School District PILOTS:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

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: 319
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 90

Project Status

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

IDA Projects

36.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 03/15/2000
or Leasehold Interest:
Year Financial Assistance is 2011
planned to End:

Notes: Property taxes calculated based on assessed value which has not been grieved for decades. Improve stock of Senior Housing and allow empty nesters to

Location of Project

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

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 Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$221,848.83
Local Property Tax Exemption: \$329,767.43
School Property Tax Exemption: \$804,921.68
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$1,356,537.94

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOTS:	\$4,906.21	\$4,906.21
Local PILOTS:	\$25,093.79	\$25,093.79
School District PILOTS:	\$0	\$0
Total PILOTS:	\$30,000	\$30,000

Net Exemptions: \$1,326,537.94

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: 7
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 1

Project Status

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

IDA Projects

37.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 02/14/2001
or Leasehold Interest:
Year Financial Assistance is planned to End: 2031

Notes: Issued bonds to facilitate the refinancing of a variety of formerly issued bonds and mortgages.

Location of Project

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

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 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 PILOTS:	\$0	\$0
Local PILOTS:	\$0	\$0
School District PILOTS:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

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: 1,659
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 231

Project Status

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

IDA Projects

38.

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 Purposes 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 or Leasehold: Yes
Interest in the Property:
Date IDA Took Title: 03/31/1998

or Leasehold Interest:
Year Financial Assistance is planned to End: 2020

Notes: Issued bonds to assist medical center in constructing a new garage facility. Jobs retained and construction jobs created. Facilitated expansion of hospi

Location of Project

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

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 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 Agree
County PILOTS:	\$0	\$0
Local PILOTS:	\$0	\$0
School District PILOTS:	\$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: 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: 802
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 802

Project Status

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

IDA Projects

39.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 03/31/1993
or Leasehold Interest:
Year Financial Assistance is planned to End: 2020

Notes: Issued bonds to assist hospital in purchasing vacated retail stores on Broadway. Provide community services, family health center, outpatient care, d

Location of Project

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

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 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 PILOTS:	\$0	\$0
Local PILOTS:	\$0	\$0
School District PILOTS:	\$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: 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:
There is no outstanding debt for this project:
IDA does not hold title to the property:
The project receives no tax exemptions:

IDA Projects

40.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title or Leasehold Interest:
Year Financial Assistance is planned to End: 2038

Notes: Federal Tax Status of Bonds: Tax Exempt. (Field is locked, can not modify). Residential and habilitation facility for developmentally disabled ad

Location of Project

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

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 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 PILOTS:	\$0	\$0
Local PILOTS:	\$0	\$0
School District PILOTS:	\$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: 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: 6
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 6

Project Status

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

IDA Projects

41.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 12/28/2006
or Leasehold Interest:
Year Financial Assistance is planned to End: 2019
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: \$3,676.12
Local Property Tax Exemption: \$5,465.26
School Property Tax Exemption: \$13,340.02
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$22,481.40
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agree
County PILOTS:	\$11,915.23	\$11,915.23
Local PILOTS:	\$60,960.77	\$60,960.77
School District PILOTS:	\$0	\$0
Total PILOTS:	\$72,876	\$72,876

Net Exemptions: -\$50,394.6

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:
There is no outstanding debt for this project:
IDA does not hold title to the property:
The project receives no tax exemptions:

IDA Projects

42.

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 Purposes 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 or Leasehold No
Interest in the Property:
Date IDA Took Title or Leasehold Interest:
Year Financial Assistance is planned to End: 2009
Notes: Construction postponed during 2010.

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 PILOTS:	\$0	\$0
Local PILOTS:	\$0	\$0
School District PILOTS:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

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: 1
of FTE Construction Jobs during fiscal year: 6
Net Employment Change: 1

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:
There is no outstanding debt for this project:
IDA does not hold title to the property:
The project receives no tax exemptions:

IDA Projects

43.

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 Purposes 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 or Leasehold Yes
Interest in the 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: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$318,600
Total Exemptions: \$318,600.00
Total Exemptions Net of RPTL Section 485-b:

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

Net Exemptions: \$318,600

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: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

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 outstanding debt 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: 55071005A
Project Type: Straight Lease
Project Name: Westchester ALP

Project part of another phase or multi phase: No
Original Project Code:
Project Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 09/01/2010
or Leasehold Interest:
Year Financial Assistance is planned to End: 2026
Notes: Affordable assisted living campus for senior citizens. PILOT commences 2011.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$11,844.79
Local Sales Tax Exemption: \$12,955.24
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$24,800.03
Total Exemptions Net of RPTL Section 485-b:

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

Net Exemptions: \$24,800.03

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: 0
of FTE Construction Jobs during fiscal year: 30
Net Employment Change: 0

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 outstanding debt 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: 55079302A
Project Type: Bonds/Notes Issuance
Project Name: Westchester School For Special Children

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

Total Project Amount: \$4,500,000.00
Benefited Project Amount: \$4,055,000.00
Bond/Note Amount: \$4,055,000.00

Annual Lease Payment:
Federal Tax Status of Bonds: Tax Exempt
Not For Profit: Yes

Date Project Approved: 11/16/1992
IDA Took Title or Leasehold: Yes
Interest in the Property:
Date IDA Took Title: 11/16/1993

or Leasehold Interest:
Year Financial Assistance is planned to End: 2023

Notes: Incentive provided to support acquisition of site and renovation of 32k sf. facility. Previously vacant building now provides permanent jobs & a

Location of Project

Address Line1: 45 Park Avenue
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province Region:
Country: USA

Applicant Information

Applicant Name: Westchester School for Special Chi
Address Line1: 45 Park Avenue
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: \$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 Agree
County PILOTS:	\$0	\$0
Local PILOTS:	\$0	\$0
School District PILOTS:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Project Employment Information

of FTEs before IDA Status: 174
Original Estimate of Jobs to be created: 66
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: 174
Estimated average annual salary of jobs to be retained.(at current market rates): 0
Current # of FTEs: 197
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 23

Project Status

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

IDA Projects

46.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 12/14/2006
or Leasehold Interest:
Year Financial Assitance is planned to End: 2028

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

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 Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$230,900.15
Local Property Tax Exemption: \$343,221.77
School Property Tax Exemption: \$837,762.06
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$1,411,883.98
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Ma	Payment Due Per Agre
County PILOTS:	\$14,661.44	\$14,661.44
Local PILOTS:	\$88,744.29	\$88,744.29
School District PILOTS:	\$0	\$0
Total PILOTS:	\$103,405.73	\$103,405.73

Net Exemptions: \$1,308,478.25

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: 7
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Project Status

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

IDA Projects

47.

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 Purposes 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 or Leasehold No
Interest in the Property:
Date IDA Took Title or Leasehold Interest:
Year Financial Assistance is planned to End: 2037

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

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 L.P.
Address Line1: 60 Columbus Circle
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: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$492,300
Total Exemptions: \$492,300.00

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

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

Net Exemptions: \$492,300

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 outstanding debt 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: YEDC-10-02A
Project Type: Bonds/Notes Issuance
Project Name: YEDC/The Charter School

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

Total Project Amount: \$12,445,000.00
Benefited Project Amount: \$12,455,000.00
Bond/Note Amount: \$12,455,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Tax Exempt
Not For Profit: Yes
Date Project Approved: 07/13/2010
IDA Took Title or Leasehold No
Interest in the Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assistance is planned to end: 2041
Notes: Expansion of existing Charter School to include 7th & 8th grades.

Location of Project

Address Line1: 260 Warburton Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province Region:
Country: USA

Applicant Information

Applicant Name: The Charter School for Educational
Address Line1: 260 Warburton Ave
Address Line2:
City: YONKERS
State: NY
Zip - Plus4: 10701
Province Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$78,602.99
Local Sales Tax Exemption: \$85,972.01
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$164,575.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

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

Net Exemptions: \$164,575

Project Employment Information

of FTEs before IDA Status: 50
Original Estimate of Jobs to be created: 25
Average estimated annual salary of jobs to be created.(at current market rates): 55,000
Annualized salary Range of jobs to be created: 25,000 To: 75,000
Original Estimate of Jobs to be Retained: 50
Estimated average annual salary of jobs to be retained.(at current market rates): 55,000
Current # of FTEs: 69
of FTE Construction Jobs during fiscal year: 13
Net Employment Change: 19

Project Status

Current Year Is Last Year for reporting: No
There is no outstanding debt 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: 55071002A
Project Type: Straight Lease
Project Name: Yonkers Honda

Project part of another phase or multi phase: No
Original Project Code:
Project Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title or Leasehold Interest: 07/01/2010
Year Financial Assistance is planned to End: 2015

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: \$11,823.6
Local Sales Tax Exemption: \$12,932.06
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$54,000
Total Exemptions: \$78,755.66

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

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

Net Exemptions: \$78,755.66

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: 33
of FTE Construction Jobs during fiscal year: 5
Net Employment Change: 0

Project Status

Current Year Is Last Year for reporting: No
There is no outstanding debt 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: 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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 11/15/2007
or Leasehold Interest:
Year Financial Assistance is planned to End: 2019

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, LL
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: \$21,742.7
Local Property Tax Exemption: \$32,319.46
School Property Tax Exemption: \$78,887.82
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$132,949.98

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agree
County PILOTS:	\$2,833.3	\$2,833.3
Local PILOTS:	\$15,424.62	\$15,424.62
School District PILOTS:	\$0	\$0
Total PILOTS:	\$18,257.92	\$18,257.92

Net Exemptions: \$114,692.06

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: 35
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 35

Project Status

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

IDA Projects

51.

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 Purposes 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 or Leasehold Yes
Interest in the Property:
Date IDA Took Title 08/12/2005
or Leasehold Interest:
Year Financial Assistance is planned to End: 2017
Notes: Help a dying Yonkers business come back and expand beyond any previous level of production. New construction and permanent jobs. New tax dollars, attract

Location of Project

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

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 Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$721,088.1
Local Property Tax Exemption: \$1,071,862.1
School Property Tax Exemption: \$2,616,283.53
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$4,409,233.73
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOTS:	\$408,750	\$408,750
Local PILOTS:	\$2,091,250	\$2,091,250
School District PILOTS:	\$0	\$0
Total PILOTS:	\$2,500,000	\$2,500,000

Net Exemptions: \$1,909,233.73

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: 607
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 286

Project Status

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

IDA Projects Summary Information:

Total Number of Projects	Total Exemptions	Total PILOT Paid	Net Exemptions	Net Employment Change
51	\$34,730,928.43	\$13,487,136.93	\$21,243,791.5	3,652.5

Additional Comments: