

NIAGARA COUNTY INDUSTRIAL DEVELOPMENT AGENCY

PUBLIC HEARING FOR PENN TERRA USRE CORP., INC.

February 4, 2019

2:30 P.M.

Taken at: NIAGARA FALLS CITY HALL
745 Main Street
Niagara Falls, New York

PRESENT: SUSAN LANGDON,
Executive Director,
Niagara County Industrial
Development Agency.
Appearing as Hearing Officer.

REPORTED BY: DAWN M. SITERS,
Court Reporter.

ATTENDANCE NOTED ON ATTACHED SIGN-IN SHEET

MS. LANGDON: Welcome. This
public hearing is now open. It is 2:30 p.m.

My name is Susan Langdon. I am
the Executive Director of the Niagara County
Industrial Development Agency, and I have been
designated by the Agency to be the hearing officer
to conduct this public hearing.

We are here to hold the public
hearing on Penn Terra USRE Corp., Inc., and/or
individuals or affiliates, subsidiaries or entities
formed, or to be formed, on its behalf. The
transcript of this hearing will be reviewed and
considered by the Agency in determination of this
project. Notice of this hearing appeared in the

Niagara Gazette on January 11, 2019.

The proposed project includes the redevelopment of the Cannon Block by Penn Terra USRE Corp. This project fits into the City's master plan to develop downtown.

The proposed financial assistance contemplated by the Agency includes New York State and local sales and use tax exemption benefits and mortgage recording tax exemption benefits in compliance with the Agency's uniform tax exemption policy.

Written comments will be accepted and may be delivered to the Agency by February 7, 2019.

Is there anyone who wishes to speak on this project?

Mr. Vilardo.

MR. VILARDO: Anthony Vilardo, Director of Business Development, City of Niagara Falls.

The City of Niagara Falls has gone to great lengths working with Penn Terra on the rehabilitation of the former Mehta Properties, which

we've re-branded Cannon Block.

We've gone as far as to secure a two million dollar restore grant from the State of New York to facilitate this development.

We believe that their intended end use, bringing college-aged students into the downtown core, will enhance the Third Street business district, and will provide live vibrancy for the street.

This is a project that we wholeheartedly support. We encourage the IDA Board to accept their application.

MS. LANGDON: Anyone else wish to speak on the Penn Terra project?

There being no other speakers, I'll close the hearing. It's 2:37.

(The proceeding was concluded at 2:37 p.m.)

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**SIGN IN SHEET
PUBLIC HEARING**

February 4, 2019
at Niagara Falls City Hall

regarding:

**Penn Terra USRE Corp. and/or Individual(s) or Affiliate(s), Subsidiary(ies), or Entity(ies)
formed or to be formed on its behalf**

Project Location: 550 Main St. and adjacent parcels

Name	Company and/or Address	X box to speak/ comment
JOHN SHOEMAKER	NCRPTS	
Anthony Vilano	CME	
Nirel Patel	Pupal Hospital	