

1 PROCEEDINGS HELD AT THE COHOCTON TOWN HALL, 19 MAIN  
2 STREET, ATLANTA, NEW YORK 14808 AT 4:00 P.M.

3  
4  
5  
6  
7  
8  
9

Cohocton Town Hall  
19 Main Street  
Atlanta, New York 14808

10 Steuben County Industrial Development Agency  
11 7234 Route 54 North  
12 PO Box 393  
13 Bath, New York 14810  
14 By: James C. Johnson, Executive Director

15  
16  
17  
18  
19  
20  
21  
22

Harris Beach, PLLC  
99 Garnsey Road  
Pittsford, New York 14534  
By: Russell Gaezle, Esq.

23 REPORTED BY: Alexandra K. Wiater, Court Reporter  
24 Forbes Court Reporting Services, LLC  
21 Woodcrest Drive,  
Batavia, NY 14020  
25 (585) 343-8612

1           MR. JOHNSON: All right. So, being 4:00, I  
2 am going to officially open this public hearing and  
3 read the public hearing statement. And then open it  
4 up for a public comment.

5           Notice is hereby given that a public  
6 hearing pursuant to Article 18-A of the New York  
7 General Municipal Law will be held by the Steuben  
8 County Industrial Development Agency on Wednesday  
9 October 23rd, 2019 at the Town Court facility, 19  
10 West Main Street in Atlanta, New York 14808 at 4:00  
11 p.m., local time, in connection with the following  
12 matter: Canandaigua Power Partners LLC, for itself  
13 or on behalf of an entity to be formed by it or on  
14 its behalf, CPP, has submitted an application to the  
15 agency -- the CPP application -- a copy of which is  
16 on file with the agency, requesting the agency's  
17 assistance with respect to a certain project. The  
18 CPP project consisting of the acquisition of -- or  
19 retention by the agency of an interest in certain  
20 parcels of land located on various parcels of land  
21 located in the Towns of Cohocton and Avoca, Steuben  
22 County, New York, as more fully detailed in the CPP  
23 application on file with the agency.

24           The replacement of wind generation  
25 facilities consisting of approximately 35 wind

1 turbines generating approximately 87.5 megawatts of  
2 power, and approximately 15 wind turbines generating  
3 approximately 37.5 megawatts of power, together with  
4 related substations, overheads and underground  
5 cabling, and roadways for the production of  
6 wind-generated electricity, and related  
7 improvements -- the CPP improvements. And the  
8 acquisition of and installation in and around the CPP  
9 improvements of certain items of equipment and other  
10 tangible personal property, the CPP equipment and  
11 collectively with the CPP land and CPP  
12 improvements -- the CPP facility.

13 Canandaigua Power Partners II LLC, for  
14 itself or on behalf of an entity to be formed by it  
15 or on its behalf, CPP II and together with CPP --  
16 otherwise known as the company -- has submitted an  
17 application to the agency -- the CPP II  
18 application -- and together with the CPP  
19 application -- the application -- a copy of which is  
20 on file with the agency requesting the agency's  
21 assistance with respect to certain project -- the CPP  
22 II project and together with the CPP project --  
23 consisting of the acquisition or retention by the  
24 agency of an interest in certain parcels of land,  
25 located in various parcels of land, consisting of

1 approximately 25,060 acres of leased land located off  
2 of Schultz Hill Road, Fleishman Road, Davis Hollow,  
3 Edmond Road, all within the Town of Cohocton of  
4 Steuben -- I messed up -- Dutch Hill Road, Drumm  
5 Road, Atlanta Back Road, Zeh Road, State Route 371  
6 and Edmond Road, all within the Town of Cohocton,  
7 Steuben County, New York. As more fully detailed in  
8 the CPP II application on file with the agency.

9           The CPP II land and together with the CPP  
10 land -- otherwise known as the land -- the  
11 replacement of wind generation -- energy generation  
12 facility consisting of approximately 15 wind turbines  
13 with the capacity to produce in the aggregate of 37.5  
14 megawatts of power based on the manufacturer design  
15 specifications of each wind turbine in the implicate  
16 capacity.

17           Together with related substations, overhead  
18 and underground cabling, and roadways for the  
19 production of wind-generated electricity, the CPP II  
20 improvements and together with the CPP  
21 improvements -- otherwise known as the  
22 improvements -- the acquisition of and installation  
23 in and around the CPP II improvements of certain  
24 additional items of equipment and personal property  
25 necessary for the operation and maintenance of the

1 wind energy generation facility -- otherwise known as  
2 the CPP II equipment and together with the CPP  
3 equipment -- the equipment -- the CPP II equipment,  
4 the CPP II land, and the CPP II improvements -- and  
5 here and after collectively referred to as the CPP II  
6 facility.

7 The CPP facility and the CPP II facility  
8 are here and after collectively referred to as the  
9 facility.

10 The agency will acquire or retain a title  
11 to or a leasehold or other interest in the facility  
12 and lease the facility back to the company. The  
13 company will operate the facility during the term of  
14 the lease. At the end of the lease term, CPP and CPP  
15 II will purchase the CPP facility and CPP II facility  
16 respectively from the agency or if the agency holds a  
17 leasehold interest, the leasehold interest will be  
18 terminated. The agency contemplates that it will  
19 provide financial assistance -- the financial  
20 assistance -- to the company in the form of sales and  
21 use tax exemptions consistent with the policies of  
22 the agency and partial real property tax abatement.

23 A representative of the agency will be at  
24 the above-stated time and place to present a copy of  
25 the company's application here and accept written and

1 oral comments from all persons with views in favor of  
2 or opposed to or otherwise relevant to the proposed  
3 financial assistance. Today's date, October 23rd,  
4 2019, Steuben County, Industrial Development Agency.

5 Having read that, the public hearing is  
6 open and we will now take comments from the floor.

7 MR. McAULIFFE: Mr. Johnson, my name is  
8 Kevin McAuliffe. I'm an attorney with Barclay Damon  
9 in Syracuse representing both applications, CPP and  
10 CPP II, here in support of the application.

11 As you know, this is a project that  
12 including the replacement of all nacelles, rotors and  
13 blades. And it's mandated by the fact we have  
14 failing equipment. We have been to the Town of  
15 Cohocton where we received approval of both  
16 modifications to the existing special of use permits.  
17 And the town has passed two negative decorations from  
18 a seeker after having declared itself the league  
19 agency.

20 So, our final regulatory action or approval  
21 from anybody is the approval by the agency that we  
22 are seeking for an inducement resolution on both of  
23 these projects.

24 The only modification to our original  
25 application is that we're seeking a sales tax

1 exemption collectively of 160,000. We should be 80  
2 percent sales tax on two percent of the approximately  
3 100-million-dollar project.

4 And we'll provide you the split between CPP  
5 and CPP II on that.

6 MR. GAENZLE: So, it's an aggravate of two  
7 million bucks?

8 MR. McAULIFFE: The aggravate of two  
9 million dollars between the two projects. Two  
10 percent of the total amount.

11 The project itself will simply be bringing  
12 cranes on-site for which we have easements with all  
13 the various landowners. Either of those that have  
14 turbines on their property, or in some cases where we  
15 have to cross other properties, we'll remove the  
16 existing blades, then the rotors, nacelles. And then  
17 place new ones on in reverse order.

18 We estimate that it will take three to four  
19 weeks per turbine depending upon weather. And the  
20 project will be done in 2020 and through -- the  
21 latest into 2021, but most likely in 2020 so that it  
22 will become fully operational in 2021.

23 The length of the project will depend upon  
24 how many crane crews we can identify to work at this  
25 location. And it's more likely than not that at this

1 point in time we've decided on GE equipment. Our  
2 approvals at the town level were based upon the  
3 alternative of either GE or Vestas. But it looks  
4 like it's going to be GE equipment, I think. That  
5 concludes my statement for the record. Thank you.

6 MR. JOHNSON: All right. Being there is no  
7 further comments, we're going to officially close  
8 this meeting at 4:20, October 23rd. Thank you all  
9 for coming.

10 (The proceeding concluded at 4:20 p.m.)

11 \* \* \*

12

13

14

15

16

17

18

19

20

21

22

23

24

25



## 1 REPORTER CERTIFICATE

2

3

4

5

6

7

8

9

10

11

12

13

14

Dated this 28th day of October, 2019

15

At Rochester, New York

16

17

18

Alexandra K. Wiater

19

20

21

22

23

24

25