

TOWN OF MONTGOMERY INDUSTRIAL DEVELOPMENT AGENCY

110 Bracken Road  
Montgomery, New York 12549  
TEL: 845-457-2600  
FAX: 845-457-7558

June 10, 2020

**CERTIFIED MAIL  
RETURN RECEIPT REQUESTED**

The Honorable Steven M. Neuhaus  
County Executive of Orange County  
Orange County Government Center  
255 Main Street  
Goshen, New York 10924

John P. Xanthis, Superintendent of Schools  
Valley Central School District  
944 State Route 17K  
Montgomery, New York 12549

The Honorable Brian Maher, Supervisor  
Town of Montgomery *Hand Delivered.*  
110 Bracken Road  
Montgomery, New York 12549

Sarah Messing, Board President  
Valley Central School District  
944 State Route 17K  
Montgomery, New York 12549

L. Stephen Brescia, Orange County Legislature  
255 Main Street  
Goshen, New York 10924

RE: Notice of Public Hearing  
Town of Montgomery Industrial Development Agency  
Matrix Maple, Project

Ladies and Gentlemen:

Pursuant to Section 859-a(3) of the New York General Municipal Law (the "Act"), the Town of Montgomery Industrial Development Agency (the "Agency") hereby informs you that the Agency has received an application (the "Application") from Matrix Maple, LLC a New York limited liability company (the "Company") or such other person(s) or entities as may be designated by the Company and agreed upon by the Agency (collectively, the "Company"), submitted an application (the "Application") to the Agency in November 2019, a copy of which Application is on file at the office of the Agency and on the Agency website ([www.montgomeryida.com](http://www.montgomeryida.com)), requesting that the Agency consider undertaking a project (the "Project") for the benefit of the Company, said Project consisting of the following: (A) the acquisition of an interest in an approximately 26 acre portion of an approximately 59.70 acre parcel of land located at 59 Maple Avenue (currently being a portion of tax map no. 31-1-94.2) in the Town of Montgomery, Orange County, New York (the "Land"), (2) the construction on the Land of an up to 4.9 MWAC solar community solar project (the "Facility") and (3) the acquisition and installation therein and thereon of related fixtures, machinery, equipment and other tangible personal property (collectively, the "Equipment") (the Land, the Facility, and the Equipment hereinafter collectively referred to as the "Project Facility"), all of the foregoing to constitute a community solar system and other directly and indirectly related activities; (B) the granting

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of certain "financial assistance" (within the meaning of Section 854(14) of the Act) with respect to the foregoing, including potential exemptions from certain sales and use taxes, real property taxes, real estate transfer taxes and mortgage recording taxes (collectively, the "Financial Assistance"); and (C) the lease (with an obligation to purchase) or sale of the Project Facility to the Company or such other person as may be designated by the Company and agreed upon by the Agency. By resolution adopted by the members of the Agency on November 12, 2019 (the "First Public Hearing Resolution"), the Agency authorized a public hearing to be held pursuant to Section 859-a of the Act with respect to the Project. After due notice and publication as required by Section 859-a of the Act, the First Public Hearing was held on December 3, 2019 at 6:00 o'clock p.m., local time at the office of the Agency located at 110 Bracken Road in the Town of Montgomery, Orange County, New York. A report of the First Public Hearing (the "First Hearing Report") fairly summarizing the views presented at such First Public Hearing was made and posted to the Agency website ([www.montgomeryida.com](http://www.montgomeryida.com)).

The Applicant presented a modification (i) to its Application, and (ii) the requested Financial Assistance, at the Agency regular meeting held on May 12, 2020 and thereafter. On June 9, 2020, the Agency determined to issue a notice of deviation from its existing Uniform Tax Exempt Policy ("Notice of Deviation") for the Project to the appropriate taxing jurisdictions. The Agency believes that it is appropriate to conduct a second public hearing (the "Second Public Hearing") to inform the public of the Application amendments and the proposed deviation from the Agency's existing Uniform Tax Exempt Policy. The amendments to the Application and the Notice of Deviation to the appropriate taxing jurisdictions will be posted to the Agency website ([www.montgomeryida.com](http://www.montgomeryida.com)).

During the Second Public Hearing the Agency will hear all persons with views on either the location and/or nature of the proposed Project, the amendments to the Application, or the proposed Financial Assistance being contemplated by the Agency in connection with the proposed Project as set forth in a Notice of Deviation from the Agency's Uniform Tax Exempt Policy provided to you separately. A copy of the Application amendments filed by the Company with the Agency with respect to the Project, including an analysis of the costs and benefits of the Project, and the Notice of Deviation, is available for public inspection during business hours at the offices of the Agency and will be posted to the Agency's website ([www.montgomeryida.com](http://www.montgomeryida.com)). A transcript or summary report of the Second Public Hearing will be made available to the members of the Agency and posted to the Agency website ([www.montgomeryida.com](http://www.montgomeryida.com)).

Enclosed is a notice of a public hearing to be held by the Agency pursuant to Section 859-a(3) of the Act relating to the proposed Project (the "Notice of Hearing"). The financial assistance being contemplated by the Agency in connection with the Project is described in said Notice of Hearing.

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If you have any questions regarding the foregoing, please do not hesitate to contact me.

Very truly yours,

TOWN OF MONTGOMERY INDUSTRIAL  
DEVELOPMENT AGENCY

By:   
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Conor Eckert, Executive Director

Enclosures