



**NYS DEPARTMENT OF TAXATION & FINANCE
OFFICE OF REAL PROPERTY TAX SERVICES**

RP-412-a (1/95)

**INDUSTRIAL DEVELOPMENT AGENCIES
APPLICATION FOR REAL PROPERTY TAX EXEMPTION
(Real Property Tax Law, Section 412-a and General Municipal Law, Section 874)**

1. INDUSTRIAL DEVELOPMENT AGENCY (IDA)

Name Cortland County Industrial Development Agen
Street 40 Main Street, Suite A
City Cortland, NY 13045
Telephone no. Day (607) 756-5005
Evening ()
Contact Garry VanGorder
Title Executive Director

2. OCCUPANT (IF OTHER THAN IDA)

(If more than one occupant attach separate listing)

Name Yellow 3 LLC
Street 125 Wolf Road, Suite 312
City Colonie, New York 12205
Telephone no. Day (855 786-4383
Evening ()
Contact Lorenzo Cipriani
Title President

3. DESCRIPTION OF PARCEL

a. Assessment roll description (tax map no./roll year)
106.00-06-05.200 / 2020

b. Street address 1585 Tower Road

c. City, Town or Village Cortlandville

d. School District Cortland City

e. County Cortland

f. Current assessment 27,900

g. Deed to IDA (date recorded; liber and page)
Leasehold Interest

4. GENERAL DESCRIPTION OF PROPERTY

(if necessary, attach plans or specifications)

a. Brief description (include property use) Solar photovoltaic facility

b. Type of construction New

c. Square footage 18.63 acres

d. Total cost \$4,758,900.00

e. Date construction commenced Spring 2021

f. Projected expiration of exemption (i.e. date when property is no longer possessed, controlled, supervised or under the jurisdiction of IDA)
January 31, 2036

5. SUMMARIZE AGREEMENT (IF ANY) AND METHOD TO BE USED FOR PAYMENTS TO BE MADE TO MUNICIPALITY REGARDLESS OF STATUTORY EXEMPTION
(Attach copy of the agreement or extract of the terms relating to the project).

a. Formula for payment Please see attached Payment In Lieu of Tax Agreement
The IDA only has an interest in the solar photovoltaic improvements, the underlying land is to remain on the taxable roll.

b. Projected expiration date of agreement January 31, 2036