St. Lawrence County Industrial Development Agency

Ernest J. LaBaff Industrial Building ~ 19 Commerce Lane, Suite 1 ~ Canton, New York 13617 Phone: (315) 379-9806 ~ Fax: (315) 386-2573

> Patrick J. Kelly Chief Executive Officer

PROJECT ACTIVITY REPORT

Project: Potsdam Hotel Associates, LLC

Project Address: 167-169 Market Street

Potsdam, New York 13676

Application Date: September 17, 2013
Board Approval Date: October 24, 2013
Assistance Date: October 24, 2013

Project Overview:

Potsdam Hotel Associates, LLC was formed in August 2011 as the development company for the development of a 97-room structure in Potsdam, New York. Since formation, the Company has added investors and recently closed on the purchase of property on Market Street in the Village of Potsdam, which is the intended development site for this project. The Company has no operating history at present.

The Company applied to the St. Lawre nce County Industrial Development Agency for a Mortg age Recording Tax Exemption and Sales & Use Tax Exemption benefits as the Company works to construct and equip the facility.

While project of this nature would normally be prohibited under General Municipal Law ("GML"), the project's location within a "highly distressed area" as defined in GML Section 854(18)(c) provides exception to the prohibition. With respect to projects authorized pursuant to this citation, no project shall be approved unless the SLCIDA shall find, after the public hearing required by GML Section 859-a that undertaking the project will serve the public purposes by preserving permanent, private sector jobs or increasing the overall number of per manent, private sector jobs in the state. The C hief Executive Officer of St. La wrence County must confirm the proposed action of the SLCIDA before the provision of any financial assistance.

Actions Taken:

On October 2, 2013, the St. Lawrence County Industrial Development Agency approved a resolution (i) accepting the application of Potsdam Hotel Associates, LLC, (ii) describing the Project and the financial assistance that the SLCIDA is contemplating with respect to the Project, (iii) authorized the conducting of a public hearing, and (iv) authorized an environmental review pursuant to SEQRA.

Proposed Financial Assistance:

St. Lawrence County Industrial Development Agency Mortgage Recording Tax Exemption Benefit	\$54,375
St. Lawrence County Industrial Development Agency Sales & Use Tax Exemption Benefit (not to exceed \$)	\$500,000

Public Hearing:

The St. Lawrence County Industrial Development Agency will conduct a public hearing on Wednesday, October 16, 2013 at 1:00 PM at the Village of Potsdam Offices, Civic Center Building, Community Meeting Room, Potsdam, New York. A copy of the public hearing notice follows this report.

Economic Indicators:

Job Retention/Creation: – This project is expected to create 12 Full Time and 4 Part Time jobs.

ST. LAWRENCE COUNTY INDUSTRIAL DEVELOPMENT AGENCY (ST. LAWRENCE COUNTY, NEW YORK)

and

POTSDAM HOTEL ASSOCIATES, LLC

AGENCY COMPLIANCE AGREEMENT for conveyance of sales and use tax exemption benefit.

Dated as of OCTOBER 24, 2013

(ST. LAWRENCE COUNTY, NEW YORK) (POTSDAM HOTEL ASSOCIATES, LLC) (97-ROOM HOTEL FACILITY) (PROJECT #4001-13-07)

AGENCY COMPLIANCE AGREEMENT

THIS AGENCY COMPLIANCE AGREEMENT, dated as of October 24, 2013 (the "Agency Compliance Agreement"), is by and between the ST. LAWRENCE COUNTY INDUST RIAL DE VELOPMENT AGENCY, an industrial development agency and a public benefit corporation of the State of New York, having its principal office at 19 Commerce Lane, Suite 1, Canton, New York 13617 (the "SLCIDA"), and Potsdam Hotel Associ ates, LLC, a bus iness corporation duly organized and validly existing under the laws of the State of New York, having offices at 382 East Second Street, Corning, New York 14830 (the "Company").

WITNESSETH:

WHEREAS, the SLCIDA was created by Chapter 13 2 of the Laws of 1973 of the State of New York, as amended, pursuant to Title 1 of Article 18-A of the General Municipal Law of the State of New York, as amended (collectively, the "Act");

WHEREAS, the SLCIDA proposes to provide assistance to the Company in the form of Sales and Use Tax Exemptions for a certain project:

Estimated value of good and services to be exempt from NY	S and local sale s and use	Not to Exceed \$5,937,500
tax:		Tiot to Exceed \$5,757,500
Estimated value of NYS and local sales and use tax exemption	provided:	Not to Exceed \$475,000
Project Address (the "Facility"):	167-169 Market Stree	et, Potsdam NY 13676
Project Number:	4001-13-07	
Project Description:	_	
Construction and equipping of a 97-room structure located at	167-169 Market Street, P	otsdam, New York

WHEREAS, SLCIDA has appointed the Company, its agents and other designees as the SLCIDA's agents for the purposes of acquiring, constructing, renovating, and equipping the Facility;

WHEREAS, said appointment includes the following as it relates to any proposed acquisition, construction, renovation, equipping and completion of any buildings, whether or not any materials or supplies described below are incorporated into or become an integral part of such Facility: (i) all purchases, le ases, rentals and other uses of tools, machinery and equipment in connection with acquisition, construction, renovation and equipping of the Facility, and (ii) all purchases, rentals, uses or consumption of supplies, materials and services of every kind and description used in connection with acquisition, construction, renovation and equipping of the Facility, and (iii) all purchases, leases, rentals and uses of equipment, machinery, and other tangible personal property (including installation costs with respect thereto), installed or placed in, upon or under such Facility, entering into contracts and doing all things requisite and proper for completing the Facility;

WHEREAS, the Company has agreed with the SLCIDA, on behalf of the S LCIDA and as the SLCIDA's agent, to lim it its activities as agent for the SLCIDA under the authorit y of the appointing resolution to acts reasonably related to the construction and equipping of the Facility in accordance with the Plans and Specifications;

NOW, THEREFORE, the parties hereto hereby agree as follows:

ARTICLE I: REPRESENTATIONS AND COVENANTS OF THE COMPANY and SLCIDA

- Section 1.1 <u>Representations and Covenants of Co</u> <u>mpany.</u> Co mpany makes the following representations and covenants as the basis for the undertakings on its part herein contained:
- (a) The Company is a business corporation duly authorized to do business in the State of New York, is in good standing under the laws of the State of New York, and has full legal right, power and authority to execute, deliver and perform the sagency Compliance Agreement. This Agency

Compliance Agreement has been duly authorized, executed and delivered by Company.

- (b) To the best of Co mpany's knowledge, neither the execution and de livery of this Agency Compliance Agreement nor the consummation of the transactions contemplated hereby nor the fulfillment of or com pliance with the provisions hereof will conf lict with or result in a breach of or constitute a default under any of the t erms, conditions or provisions of any 1 aw or ordina nce of the St ate or any political subdivision thereof, Company's organizational documents, as amended, or any restriction or any agreement or instrument to which Company is a party or by which it is bound.
- (c) Any and all leasehold improvements undertaken by Company with respect to the Facility and the design, construct ion, equipping and operation of the Facility will conform with all applicable zoning, planning, building and environmental laws, ordinances, rules and regulations of governmental authorities having jurisdiction over the Facility. The Company shall defend, indeminify and hold the SLCIDA harmless from any liability or expenses, including reasonable attorneys' fees, resulting from any failure by Company to comply with the provisions of this subsection.
- (d) This Agency Compliance Agreement constitutes a legal, valid and binding obligation of Company enforceable against Company in accordance with its terms.
- (e) The SLCIDA hereby appoints and the Company hereby agrees to act on behalf of the SLCIDA, as its Agent, under the terms of this Ag reement, to construct and equip the Facility in accordance with the Plans and Specifications.

ARTICLE II: SPECIAL COVENANTS

Section 2.1 No Warranty of Condition or Suitability by SLCIDA. The SLCIDA makes no warranty, either express or implied, as to the condition, design, operation, merchantability or fitness of, or title to, the Facility or that it is or will be suitable for Company's purposes or needs.

Section 2.2 Hold Harmless Provisions.

Company agrees that the S LCIDA, its directors, members, officers, agents (except agents of the Company) and employees shall not be liable for, and agrees to defend, indemnify, release and hold the SLCIDA, its directors, me mbers, officers, agen ts (except agents of th e Company) and e mployees harmless from and against, any and all (i) liability for loss or damage to Property or injury to or death of any and all Persons that may be occasioned by, directly or indirectly, any cause whatsoever pertaining to the Facility or arising by reason of or in connection with the occupation or the use thereof or the presence of any Person or Property on, in or about the Facility or the Land, and (ii) liability arising from or expense incurred in connection with the SLCI DA's acquisition, construction, renovation, equipping and owning and leasing of the Facility, including, without lim iting the generality of the foregoing, all claims arising from the breach by Company of any of its covenants contained herein, the exercise by Company of the authority conferred upon t hem pursuant to this Ag ency Compliance Agreement and all causes of action and attorneys' fe es (whether by reason of third part y claims or by reason of the enforcement of any provision of this Agency Compliance Agreement (including without limitation this Section) or any of the other documents delivered by the SLCIDA), and an y other expenses incurred in defending any claims, suits or actions which may arise as a result of a ny of the foregoing, provided that any such losses, damages, liabilities or expenses of the SLCIDA are not incurred and do not result from negligence or intentional or willful wrongdoi ng of the SLCIDA or any of its directors, members, agents mpany and Com pany) or em ployees. The foregoing (except the Co indemnities shall apply notwithstanding the fault or negligence in part of the SLCIDA, or any of its members, directors, officers, agents or employees, and irrespective of the breach of a statutory obligation or the application of any rule of comparative or apportioned liability. The foregoing indemnities are limited only to the extent of any prohibitions imposed by law, and up on the application of an y such prohibition by the final judgment or decision of a competent court of law, the remaining provisions of these indemnities shall remain in full force and effect.

- (b) Notwithstanding an y oth er provisions of this Ag ency Com pliance Agreement, the obligations of Company pursuant to this Section shall remain in full force and effect after the termination of this Agency Compliance Agreement until the expiration of the period stated in the applicable statute of li mitations during which a claim, cause of act ion or prosecution relating to the matters her ein described may be brought, and the payment in full or the satisfaction of such claim, cause of action or prosecution relating to the matters herein described and the payment of all expenses and charges incurred by the SLCIDA, or its members, directors, officers, agents and employees, relating to the enforcement of the provisions herein specified.
- (c) In the event of any claim against the SLCIDA or its members, directors, officers, agent s or employees by any employee or contractor of Company or anyone directly or indirectly employed by any of them or anyone for whose acts any of them may be liable, the obligations of Company hereunder shall not be limited in an y way by any limitation on the amount or type of damages, compensation, disability benefits or other employee benefit acts.
- Section 2.3 <u>Right to Inspect Facility.</u> The SLCIDA and its duly authorized agents shall have the right at all reasonable times to inspect the Facility.
- Section 2.4 <u>Qualification in State</u>. Com pany, thr oughout the term of this Agency Com pliance Agreement, shall continue to be duly authorized to do business in the State.
- Section 2.5. <u>Sales Tax Exem ption Letter.</u> SLCIDA will provide to the Company a full y-executed Sales Tax Exemption Letter to evidence the authorit y conveyed to the Company. The letter is provided for the sole purpose of s ecuring exemption fr om New York State Sales and Use Tax and for the sole purpose of this project. No other principal/agent relationship is intended or may be implied or inferred by this letter. When utilizing a tax exemption, the Company and/or its agent (s) need only to provide the supplier/vendor with a copy of the Sales Tax Exemption Letter to establish the tax exemption.
- Section 2.6 Appointment of Project Operator and Agents. Company, effective of the date hereof and until the SLCIDA consents in writing to a termination of this Agency Compliance Agreement, shall accept authority to purchase on behalf of SLCIDA all materials to be incorporated into and made an integral part of the Facility, and the following activities as they related to any construction, erection and completion of any building(s), whether or not any materials, equipment or supplies described below are incorporated into or become an integral part of such buildings: (1) all purchases, leases, rentals and other uses of tools, machinery and equipment in connection with construction and equipping, (2) all purchases, rentals, uses of consumption of supplies, materials, utilities and services of every kind and description used in connection with construction and equipping, and (3) all purchases, leases, rentals and uses of equipment, machinery and other tangible personal property (including installation costs), installed or placed in upon or under such building or facility, including all repairs and replacements of such property.
- Section 2.7 <u>Agreement to Maintain List of Appointe d Agents.</u> The agency appointment includes the power to delegate such agency, in whole or in part, to agents, subagents, contractors, subcontractors, contractors and subcontractors of such agents and subagents and to other parties as the Company chooses. Company agrees to maintain an accurate list of a ll parties acting as agent for the SLCIDA and comply with any process and/or procedure to do so as outlined in this Agency Compliance Agreement and the Sales Tax Exemption Letter.
- Section 2.8 Agreement to File Appointment of Project Operator Information. The effectiveness of an agency appointment by the SLCIDA is expressly conditioned upon the timely execution by the SLCIDA of New York State Department of Taxation and Finance "IDA Appointment of Project Operator or Agency for Sales Tax Purposes" (For m ST-60) for each agent/subagent, contractor(s)/subcontractor(s), contractors/subcontractors of such agents/subagents and to such other parties as the Company chooses who provide materials, equipment, supplies or services and deliver said form as agent to the SLCIDA (or have the general contractor, if any or other designated subagent execute). Company agrees that it will

ensure that the Form ST-60 will be presented to the SLC IDA within twenty-one (21) days, to enable the SLCIDA to fully execute and deliver Form ST-60 to the State Department of Taxation and Finance within thirty (30) days of appointment. The ST-60 cannot be used as an exemption document.

- Section 2.9 Agreement to File Annual Stat ements and Provi de Inform ation. In the event that Company has claimed exemptions from sales and use taxes as agent for the SL CIDA, Company shall file with the New York State Department of Taxation and Finance an annual statement of the value of all sales and use tax exemptions claimed in connection with the Facility in compliance with Sections 874(8) and (9) of the New York State General Municipal Law (Form ST-340). Company shall deliver a copy of such annual statement to the SLCIDA at the time of filing with the Department of Taxation and Finance. Company further agrees to deliver and certify or cause to be delivered and certified whenever requested by the SLCIDA such information concerning Company, its finances, its operations, its employment and its affairs necessary to enable the SLCIDA to make any report required by law, governmental regulation or any of the SLCIDA documents. Such information shall be delivered within thirty (30) days following written request from the SLCIDA.
- Section 2.10 Agreement to Convey Project Status. Should the project require modification, either by extending the project beyond its original completion date, or by increasing or decreasing the am ount of sales and use tax exe mption benefits authorized for the project, the Com pany m ust provide the circumstances to the SLCIDA within twenty-one (21) days of the change.

Section 2.11 <u>Books of Record and Account; Financial Statements and Documents Retention.</u>

- (a) The Co mpany, at all times, agrees to maintain proper accounts, records and books in w hich full and correct entri es shall be made, in accordance wi th generally accepted accounting principles, of all transactions and events relating to the business and affairs of Company and any and all records relating to the sales and use tax exemptions claimed in connection with the Facility in compliance with this Agency Compliance Agreement.
- (b) The Company must retain for at least six (6) years from the date of expiration of its Contract copies of the (i) Agen cy Compliance Agreement and (ii) all contracts, agreements, i nvoices, bill or purchases entered into or made by such Agent using the Sales Tax Exemption Letter and to make all such records available to the SLCIDA upon reasonable notice.

 This provi sion shall survive the expiration or termination of this Agency Compliance Agreement.
- Section 2.12 Recovery Provisions. In c ompliance with §875(3) the SLCID A shall recover, recapture, receive or otherwise obtain from the Company and to any other parties as the Company may designate, or other person or entity State Sales and Use Exemption benefits taken or purported to be taken by any such person to which the person is not entitle d or which are in excess of the am ounts authorized or which are for property or services n ot authorized or taken in case s where such agent or project operator, or other person or entity failed to comply with a material term or condition to use property or services in the manner required by the Company through this Agency Compliance Agreement. The Company shall cooperate with the SLCIDA in its effor the to recover, recapture, receive or other wise obtain such State Sales and Use Exemption benefits, and the Company shall promptly pay over any such amounts to the SLCIDA that it requests. Failure to pay over such amounts to the SLCIDA shall be grounds for the New York State Commissioner of Taxation and Finance to assess and determine State Sales and Use taxes due as a result of this violation, together with any relevant penalties and interest due on such am ounts. This provision shall survive the expiration or termination of the Agency Compliance Agreement.
- Section 2.13 <u>Identification of Equipment</u>. If any equipment is to or may become the Property of the SLCIDA pursuant to the provisions of this Agency Compliance Agreement then such equipment shall be properly identified by Company by such appropriate records, including computerized records, as may be approved by the SLCIDA. All Equipment and other Property of whatever nature affixed or attached to the Land or used or to be used by Company in connection with the Facility shall be deemed presumptively to

be owned by the SLCIDA, rather than Com pany, unless the same were utilized for purposes of construction of the Facility or were installed by Company and title thereto was retained by Company in a manner provided subseque nt to an y Le ase Agre ement and such Equipment and other Property were properly identified by such appropriate records as were approved by the SLCIDA.

- Section 2.14 <u>Depreciation Deductions and Investment Tax Credit.</u> The parties agree that, as between them, Company shall be entitled to all depreciation deductions with respect to any depreciable property comprising a part of the Facility and to any investment credit with respect to any part of the Facility.
- Section 2.15 <u>Aggregate Sales and Use Tax Exemption.</u> Company agrees that the aggregate Sales and Use Tax Exemption afforded to the Company by the SLCIDA under this Agency Compliance Agreement shall be limited to \$475,000.00.
- Section 2.16 <u>Expiration</u>. The agency created by this Agency Compliance Agreement is limited to the Facility and will expire on <u>June 30, 2014</u>. Company may apply in writing to extend this agency authority by showing good cause.
- Section 2.17 <u>Disclosure.</u> Pursuant to GML §875(7) this Agency Compliance Agreement and related project documents shall be made available on the Internet and copies of same shall also be provided, without charge to any person who asks for it in writing or in person. Any information exempted from disclosure under Article 6 of the Public Officers Law, will be blacklined.
- Section 2.18 <u>Execution of Counterparts.</u> This Agen cy Compliance Agreement may be executed in several counterparts, each of which shall be an original and all of which shall constitute but one and the same instrument.
- Section 2.19 <u>Notices.</u> All notices, certificates and other communications hereunder shall be in writing and shall be either delivered personally or sent by certified mail, postage prepaid, return receipt requested, addressed as follows or to such other address as any party may specify in writing to the other:

To the SLCIDA:

St. Lawrence County
Industrial Development Agency
19 Commerce Lane, Suite 1
Canton, New York 13617

Attn: Patrick J. Kelly, Chief Executive Officer

To the Company:

Potsdam Hotel Associates, LLC 382 East Second Street Corning, New York 14830

Attn: Arun Patel

With a copy to:

Silver and Collins, Attorneys at Law 44 Court Street Canton, New York 13617 Attn: Andrew Silver, Esq. IN WITNESS WHEREOF, the SLCIDA and Company have each caused this Agency Compliance Agreement to be executed in their respective names by affixing his signature thereto, or by duly authorized officers, all as of the date first above written.

For St. Lawrence County Industrial	For Potsdam Hotel Associates, LLC
Development Agency;	By:
Name: Patrick J. Kelly	Name Arun ate
Title: Chief Executive Officer	Title: Managing Member
TARROL CAMPI BROOMING CHILD	5 -
STATE OF NEW YORK)	
) ss.; COUNTY OF ST. LAWRENCE)	
.11	
On the day of MbUtul 2013, t	pefore me, personally appeared Patrick Kelly, Chief
Executive Officer of the St. Lawrence County and	ustrial Development Agency, personally known to me
	ce to be the Company whose name is subscribed to the
	ne executed the same in her capacity, and that by his be person upon behalf of which the Company acted,
executed the instrument.	e person upon benan or which me company acced,
_	HAMA KAN INVINOR
	Notary Public, State of New York Notary Public, State of New York Notary Public, State And
•	All Direction of New York
STATE OF NEW YORK)	No. 01SW6007833 Qualified in St. Lawrence County Commission Expires May 26, 20
COUNTY OF Skyber) ss.:	Commission Expires May 26, 20 1
COUNTY OF _ >k \ 1000)	·
On the day of Vallen has 12 1	pefore me, personally appeared Arun Patel, Managing
	conally known to me or proved to me on the basis of
	e name is subscribed to the within instrument and
acknowledged to me that s/he executed the same i	n his/her capacity, and that by his/her signature on the
	behalf of which the Company acted, executed the
instrument.	
7	Notary Public, State of New York
•	
· • • • • • • • • • • • • • • • • • • •	Lauren lauren

ROBERT L. HALPEN
Notary Public, State of New York
Qualified in Schuyler County
Commission Expires May 13, 20/7



St. Lawrence County Industrial Development Agency

Ernest J. LaBaff Industrial Building ~ 19 Commerce Lane, Suite 1 ~ Canton, New York 13617 Phone: (315) 379-9806 / TDD: 711 ~ Fax: (315) 386-2573 ~ www.slcida.com

MEMBERSHIP

CHAIRMAN Brian W. Staples Brian Staples, CPA

×

VICE CHAIRMAN

Ernest LaBaff
President Emeritus,
Aluminum Brick & Glass
Workers International Union

×

SECRETARY Lynn Blevins

Blevins Brothers, Inc.

*

Mark C. Hall Town of Fine, New York

*

Andrew McMahon

Massena Electric Department

Donald Peck St. Lawrence County

Board of Legislators

R. Joseph Weekes, Jr. Weekes Agency

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CHIEF EXECUTIVE OFFICER

Patrick J. Kelly
St. Lawrence County
Industrial Development Agency

CHIEF FINANCIAL OFFICER

Thomas A. Plastino
St. Lawrence County
Industrial Development Agency

October 28, 2013

New York State Tax Department

IDA Unit

W.A. Harriman Campus Albany, New York 12227

Re: 1DA Appointment of Project Operator or Agent

Potsdam Hotel Associates, LLC (Project # 4001-13-07)

Dear Sir or Madam:

Enclosed please find one (1) original form ST-60 relative to the above-cited project.

Please feel free to contact this office if you have any questions or concerns.

Sincerely,

ST. LAWRENCE COUNTY
INDUSTRIAL DEVELOPMENT AGENCY

By: Natalie A. Sweatland

Enclosures: 1

CC: Potsdam Hotel Associates, LLC (14830-382E2nd)

File





IDA Appointment of Project Operator or Agent For Sales Tax Purposes

ST-60

(4/13)

The industrial development agency or authority (IDA) must submit this form within 30 days of the appointment of a project operator or agent, whether appointed directly by the IDA or indirectly by the operator or another agent.

For IDA use only

Name of IDA ST LAWRENCE COUNTY INDUSTRIAL DEVELOPM	ne of IDA LAWRENCE COUNTY INDUSTRIAL DEVELOPMENT AGENCY						stemfor project: 7	after 1998)
Street address 19 COMMERCE LANE, SUITE 1						Telephone (315)3	number 379-9806	
City CANTON					•	State NY	ZIP code 13617	_
Name of IDA project operator or agent POTSDAM HOTEL ASSOCIATES, LLC		an X in the box if ty appointed by the IDA	×	Employer id	dentification	or encial ec	curify numbe	er
Street address 382 EAST SECOND STREET Eff July 21: 1175		- ','	Telephon	e number 962-9868			nary operator Yes	or agent?
City CORNING		L				State NY	ZIP code 14830	
Name of project POTSDAM HOTEL (4001-13-07)			Purpose SERVI	of project <i>(see i</i> CES	nstructions)	·····	•	
Street address of project site 167-169 MARKET STREET								•
City POTSDAM						State NY	ZIP code 13676	
Description of goods and services intended to be exempted from New York State and local sales and use taxes	All materials, e	equipment, goods,	service	s and suppli	es relative	to		
construction and equipping of a 97-room structure lo	cated at 167-16	69 Market Street, F	otsdam	n NY				
Date project operator or agent appointed (mm/dd/yy) 10/24/13	Date project ope agent status end	erator or is (mm/dd/yy) 06/3	0/14				x if this is a inal project	
Estimated value of goods and services that will be exempt for and local sales and use tax:	rom New York St	ate Estimated value provided:	of New `	York State and	l local sales	s and use	tax exemp	ition
Not to exceed \$5,937,500 Total project		Not to exceed	\$475,00	00				
Certification: I certify that the above statements are true, on with the knowledge that willfully providing false or frauduler Law, punishable by a substantial fine and possible jail sent information entered on this document.	nt information with	h this document may	constitu	te a felony or	other crime	under N	ew York Sta	ate
Print name of officer or employee signing on behalf of the IDA PATRICK J KELLY)		Print title CHIEF EXE	CUTIV	E OFFICER				
Signature				Date 10/24/2013		Telephone (315)	number 379-9806	
17								

Filing requirements

An IDA must file this form within 30 days of the date the IDA appoints any project operator or other person as agent of the IDA, for purposes of extending any sales and compensating use tax exemptions.

The IDA must file a separate form for each person it appoints as agent, whether directly or indirectly, and regardless of whether the person is the primary project operator or agent. If the IDA authorizes a project operator or agent to appoint other persons as agent of the IDA, the operator or agent making such an appointment must advise the IDA that it has done so, so that the IDA can file a form within 30 days of the date of the new agent's appointment. The IDA should not file this form for a person hired to work on an IDA project if that person is not appointed as agent of the IDA. The IDA need not file this form if the IDA does not extend any sales or use tax exemption benefits for the project.

If an IDA modifies a project, such as by extending it beyond its original completion date, or by increasing or decreasing the amount of sales and use tax exemption benefits authorized for the project, the IDA must, within 30 days of the change, file a new form with the new information.

If an IDA amends, revokes, or cancels the appointment of an agent, or if an agent's appointment becomes invalid for any reason, the IDA must, within 30 days, send a letter to the address below for filing this form, indicating that the appointment has been amended, revoked, or cancelled, or is no longer valid, and the effective date of the change. It should attach to the letter a copy of the form it originally filed. The IDA need not send a letter for a form that is not valid merely because the "Completion date of project" has passed.

Purpose of project

For Purpose of project, enter one of the following:

- Services
- Agriculture, forestry, fishing
- Finance, insurance, real estate
- Transportation, communication, electric, gas, sanitary services
- Construction
- Wholesale trade
- vvnoiesale trade
- Retail trade
 Manufacturing
- Other (specify)

Instructions Mailing instructions

Mail completed form to:

NYS TAX DEPARTMENT IDA UNIT W A HARRIMAN CAMPUS ALBANY NY 12227

Privacy notification

The Commissioner of Taxation and Finance may collect and maintain personal information pursuant to the New York State Tax Law, including but not limited to, sections 5-a, 171, 171-a, 287, 308, 429, 475, 505, 697, 1096, 1142, and 1416 of that Law; and may require disclosure of social security numbers pursuant to 42 USC 405(c)(2)(C)(2).

This information will be used to determine and administer tax liabilities and, when authorized by law, for certain tax offset and exchange of tax information programs as well as for any other lawfut purpose.

Information concerning quarterly wages paid to employees is provided to certain state agencies for purposes of fraud prevention, support enforcement, evaluation of the effectiveness of certain employment and training programs and other purposes authorized by law.

Failure to provide the required information may subject you to civil or criminal penalties, or both, under the Tax Law.

This information is maintained by the Manager of Document Management, NYS Tax Department, W A Harriman Campus, Albany NY 12227; telephone (518) 457-5181.

Need help?



Internet access: www.tax.ny.gov

(for information, forms, and publications)

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Sales Tax Information Center: (518) 485-2889

To order forms and publications:

(518) 457-5431



Text Telephone (TTY) Hotline

(for persons with hearing and speech disabilities using a TTY);



St. Lawrence County Industrial Development Agency

Ernest J. LaBaff Industrial Building ~ 19 Commerce Lane, Suite 1 ~ Canton, New York 13617 Phone: (315) 379-9806 / TDD: 711 ~ Fax: (315) 386-2573 ~ www.slcida.com

MEMBERSHIP

CHAIRMAN Brian W. Staples Brian Staples, CPA

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VICE CHAIRMAN

Ernest LaBaff
President Emeritus,
Aluminum Brick & Glass
Workers International Union

*

SECRETARY Lynn Blevins Blevins Brothers, Inc.

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Mark C. Hall Town of Fine, New York

*

Andrew McMahon Massena Electric Department

Donald Peck

St. Lawrence County Board of Legislators

*

R. Joseph Weekes, Jr. Weekes Agency

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CHIEF EXECUTIVE OFFICER

Patrick J. Kelly
St. Lawrence County

St. Lawrence County Industrial Development Agency

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CHIEF FINANCIAL OFFICER

Thomas A. Plastino St. Lawrence County Industrial Development Agency December 11, 2013

New York State Tax Department

IDA Unit

W.A. Harriman Campus Albany, New York 12227

Re: IDA Appointment of Project Operator or Agent POTSDAM HOTEL (PROJECT #4001-13-07)

Dear Sir or Madam:

Enclosed please find four (4) original forms ST-60 relative to the above-cited project for:

- Architectural Concrete Plus, LLC
- Family Drywall, LLC
- Raulli & Sons, Inc.
- Schindler Elevator Corporation

Please feel free to contact this office if you have any questions or concerns.

Sincerely,

ST. LAWRENCE COUNTY INDUSTRIAL DEVELOPMENT AGENCY

By: Natalie A. Sweatland

Enclosures: 4

CC: Potsdam Hotel Associates (14830-382E2nd)

File

We are an equal opportunity provider and employer. To file a complaint of discrimination, write: USDA, Director, Office of Civil Rights, 1400 Independence Avenue, S.W., Washington DC 20250-9410, or call 800-795-3272 (voice) or 202-720-6382 (TDD).





IDA Appointment of Project Operator or Agent For Sales Tax Purposes

ST-6

The industrial development agency or authority (IDA) must submit this form within 30 days of the appointment of a project operator or agent, whether appointed directly by the IDA or indirectly by the operator or another agent.

For IDA use only

lame of IDA ST LAWRENCE COUNTY INDUSTRIAL DEVELOPMENT A		IDA project number (uæ 03€n. 400	nteingsv 1-13-07	stem for project	s after 1998)		
Street address 19 COMMERCE LANE, SUITE 1					(3		79-9806	
CITY CANTON		- 11		- · · · · ·		State NY	ZIP code 13617	
Name of IDA project operator or agent Architectural Concrete Plus, LLC	Mark an X ir directly appo	i the box if binted by the		Employer identii	ration or			
Street address 69 Hollister Street		Telephone number (607) 243-7113				ı	nary operator Yes	× No
City Dundee						State NY	ZIP code 14837	
Name of project POTSDAM HOTEL (4001-13-07)			Purpose of p SERVICE	roject (see instru S	ctions)			
Street address of project site 167-169 MARKET STREET								
City POTSDAM						State NY	ZIP code 13676	
Description of goods and services intended to be exempted All mate from New York State and local sales and use taxes	erials, equipr	nent, good	ls, services a	ind supplies r	elative t	lo		
construction and equipping of a 97-room structure located at	167-169 Ma	rket Stree	t, Potsdam N	Υ				
or agent appointed (mm/dd/yy) 11700/10 agent st	oject operator tatus ends <i>(mr.</i>	n/dd/yy) 💙	3/30/14	exte	ension to	an orig	x if this is a inal project	<u>: [_]</u>
Estimated value of goods and services that will be exempt from New and local sales and use tax:	York State E	stimated va ovided:	lue of New Yor	k State and loc	al sales	and use	tax exemp	otion
Not to exceed \$5,937,500 Total project	N	ot to exce	ed \$475,000					
Certification: I certify that the above statements are true, complete with the knowledge that willfully providing false or fraudulent information, punishable by a substantial fine and possible jail sentence. I all information entered on this document.	ation with this	document n I that the Ta	nay constitute a	a felony or othe	ır crime ı	under Ne	ew York St	ate
Print name of officer or employee signing on behalf of the IDA PATRICK J KELLY		Print title CHIEF E	XECUTIVE (OFFICER				
Signature			Da 12	te 2/11/2013		elephone i 315) 3	number 379-9806	

Instructions

Filing requirements

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Purpose of project

For Purpose of project, enter one of the following:

- Agriculture, forestry, fishing
- Finance, insurance, real estate
- Transportation, communication, electric, gas, sanitary services
- Construction
- Wholesale trade
- Retail trade
- Manufacturing
- Other (specify)

Mailing instructions

Mail completed form to:

NYS TAX DEPARTMENT **IDA UNIT** WA HARRIMAN CAMPUS **ALBANY NY 12227**

Privacy notification

The Commissionar of Taxation and Finance may collect and maintain personal information pursuant to the New York State Tax Law, including but not limited to, sections 5-a, 171, 171-a, 287, 308, 429, 475, 506, 587, 1096, 1142, and 1415 of that Law; and may require disclosure of social security numbers pursuant to 42 USC 405(c)(2)(C)(1).

This information will be used to determine and administer tax liabilities and, when authorized by law, for certain tax offset and exchange of tax information programs as well as for any other lawful purpose.

Information concerning quarterly wages paid to employees is provided to certain state agencies for purposes of fraud pravention, support enforcement, evaluation of the effectiveness of certain employment and training programs and other purposes authorized by law.

Failure to provide the required information may subject you to civil or criminal penalties, or both, under the Tax Law.

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Sales Tax Information Center:

(518) 485-2889

To order forms and publications:

(518) 457-5431



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Text Telephone (TTY) Hotline

(for persons with hearing and speech disabilities using a TTY):





IDA Appointment of Project Operator or Agent For Sales Tax Purposes

ST-60

(4/13)

The industrial development agency or authority (IDA) must submit this form within 30 days of the appointment of a project operator or agent, whether appointed directly by the IDA or indirectly by the operator or another agent.

For IDA use only

tame of IDA ST LAWRENCE COUNTY INDUSTRIAL DEVELOPMENT	r AGENCY			IDA project numbe				after 1998)
Street address 19 COMMERCE LANE, SUITE 1						elephone 315) 3	number 379-9806	
CANTON						State NY	ZIP code 13617	
tame of IDA project operator or agent Family Drywall, LLC	Mark an X in directly appo	the box if inted by the ID/	A: [Employer iden	tific:		ty numbe	
Street address 6020 Blue Heron Cove			Telephone n (607) 29		•		mary operator Yes	or agent?
City Little York						State NY	ZIP code 13087	
Name of project POTSDAM HOTEL (4001-13-07)			Purpose of p	project (see inst S	ructions)			
Street address of project site 167-169 MARKET STREET							. .	- •
City POTSDAM						State NY	ZIP code 13676	
Description of goods and services intended to be exempted All new York State and local sales and use taxes	naterials, equipn	nent, goods,	services a	and supplies	relative	to		
construction and equipping of a 97-room structure located	d at 167-169 Mai	rket Street,	Potsdam N	IY				
								<u></u>
or agent appointed (mm/dd/yy) 12/00/13 ager	project operator of it status ends (mm	n/dd/yy) Oor	30/14	ex	tension t	o an orig	x if this is a inal project:	:_L
Estimated value of goods and services that will be exempt from Nand local sales and use tax:	lew York State Es	timated value ovided:	of New Yor	k State and k	cal sales	and use	tax exemp	tion
Not to exceed \$5,937,500 Total project	No	ot to exceed	\$475,000				_	
Certification: I certify that the above statements are true, comp with the knowledge that willfully providing false or fraudulent info Law, punishable by a substantial fine and possible jail sentence, information entered on this document.	rmation with this c	locument mag that the Tax	y constitute	a felony or otl	ner crime	under N	ew York Sta	ite
Print name of officer or employee signing on behalf of the IDA PATRICK J KELLY		Print title CHIEF EX						
Signature			Da 12	ate 2/11/2013	T)	elephone 315)	number 379-9806	

Instructions

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Purpose of project

For Purpose of project, enter one of the following:

- Services
- Agriculture, forestry, fishing
- Finance, insurance, real estate
 Transportation, communication, electric, gas, sanitary services
- Construction
- Wholesale trade
- Retail trade
- ManufacturingOther (specify)

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Mailing instructions
Mail completed form to:

NYS TAX DEPARTMENT IDA UNIT W A HARRIMAN CAMPUS ALBANY NY 12227

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IDA Appointment of Project Operator or Agent For Sales Tax Purposes

The industrial development agency or authority (IDA) must submit this form within 30 days of the appointment of a project operator or agent, whether appointed directly by the IDA or indirectly by the operator or another agent.

For IDA use only

Name of IDA				IDA project nur	ntoer (use OSC r 400	unterim sy	stemfor projects	after 1996)
Name of IDA ST LAWRENCE COUNTY INDUSTRIAL DEVELOPMENT	AGENCY			, ,				· · · · · · · · · · · · · · · · · · ·
Street address						elephone i	number 79-9806	
19 COMMERCE LANE, SUITE 1					<u></u>	State	ZIP code	
CANTON						NY	13617	
Name of IDA project operator or agent Raulli & Sons, Inc.		X in the box if ppointed by the ID	A: 🗌	Employer id	lentific ''		ity numbe	er .
Street address	· · · · · · · · · · · · ·		Telephone n				nary operator	~
213 Teall Avenue			(315)47	' 9-6693			Yeş	× No
City Syracuse						State NY	ZIP code 13210	
Name of project POTSDAM HOTEL (4001-13-07)			Purpose of p	project <i>(see ii</i> S	nstructions)			
Street address of project site 167-169 MARKET STREET								
City POTSDAM						State NY	ZIP code 13676	
Description of goods and services intended to be exempted All m from New York State and local sates and use taxes	naterials, equ	ipment, goods	, services a	and suppli	es relative	to		
construction and equipping of a 97-room structure located	at 167-169 N	Market Street,	Potsdam N	ΙΥ	_			
Date project operator or agent appointed (mm/dd/yy) 12/02/13 Date agent	project operate t status ends (i	or or mm/dd/yy) 06/3	30/14		Mark an X extension t	in the bo o an orig	x if this is a inal project	n 🗌
Estimated value of goods and services that will be exempt from N and local sales and use tax:	ew York State	Estimated value provided:	of New You	rk State and	l local sales	and use	tax exemp	tion
Not to exceed \$5,937,500 Total project		Not to exceed	\$475,000					
Certification: I certify that the above statements are true, complewith the knowledge that willfully providing false or fraudulent infor Law, punishable by a substantial fine and possible jail sentence, information entered on this document.	rmation with th	is document ma	y constitute	a felony or	other crime	under N	ew York Sta	ite
Print name of officer or employee signing on behalf of the IDA PATRICK J KELLY		Print title CHIEF EX	ECUTIVE (OFFICER				
Signature				ate 2/11/2013	(elephone 315) 3	number 379-9806	

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Purpose of project

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- Services
- Agriculture, forestry, fishing
- Finance, insurance, real estate - Transportation, communication, electric, gas, sanitary services
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- Wholesale trade
- Retail trade
- Manufacturing
- Other (specify)

Mailing instructions

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For IDA use only

medici appointed anothly by the ibiter maneety by the operator or entering							
lame of IDA ST LAWRENCE COUNTY INDUSTRIAL DEVELOPMENT	T AGENCY		IDA project nur			stemfor projects 7	after 1998)
Street address					elephone		
19 COMMERCE LANE, SUITE 1						379-9806 ZIP code	,
CANTON					State NY	13617	
lame of IDA project operator or agent Schindler Elevator Corporation	Mark an X in directly appoi	nted by the IDA:	Employer id	lenti		rity numbe	
Street address 587 West Bear Street			е питвег 472-4308			nary operator]Yes	or agent?
Syracuse					State NY	ZIP code 13204	-
Name of project POTSDAM HOTEL (4001-13-07)		Purpose SERVI	of project (see li CES	nstructions)			
Street address of project site 167-169 MARKET STREET			· ·			- 	
City POTSDAM					State NY	ZIP code 13676	
Description of goods and services intended to be exempted All r	naterials, equipm	ent, goods, service	s and suppli	es relative	to		
construction and equipping of a 97-room structure located	d at 167-169 Mar	ket Street, Potsdam	NY				»
or agent appointed (mm/dd/yy) 11/19/13 ager	e project operator o nt status ends (mm	(dd/yy) OU/SU/14		extension t	to an orig	x if this is ar jinal project:	
Estimated value of goods and services that will be exempt from Nand local sales and use tax:	New York State Es	limated value of New ` vided:	York State and	d local sales	s and use	tax exemp	tion
Not to exceed \$5,937,500 Total project	No	ot to exceed \$475,00	00				
Certification: I certify that the above statements are true, comp with the knowledge that willfully providing false or fraudulent info Law, punishable by a substantial fine and possible jail sentence, information entered on this document.	ormation with this d	ocument may constitu	te a felony or	other crime	under N	ew York Sta	te
Print name of officer or employee signing on behalf of the IDA PATRICK J KELLY		Print title CHIEF EXECUTIV	E OFFICER				
Signature			Date 12/11/2013	(Telephone (315)	number 379-9806	
The second secon	1 (()						

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- Finance, insurance, real estate Transportation, communication, electric, gas, sanitary services
- Construction
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- Retail trade
- Manufacturing
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St. Lawrence County Industrial Development Agency

Ernest J. LaBaff Industrial Building ~ 19 Commerce Lane, Suite 1 ~ Canton, New York 13617 Phone: (315) 379-9806 / TDD: 711 ~ Fax: (315) 386-2573 ~ www.slcida.com

MEMBERSHIP

CHAIRMAN Brian W. Staples Brian Staples, CPA

*

VICE CHAIRMAN

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President Emeritus,
Aluminum Brick & Glass
Workers International Union

*

SECRETARY Lynn Blevins

Blevins Brothers, Inc.

*

Mark C. Hall Town of Fine, New York

*

Andrew McMahon Massena Electric Department

*

Donald Peck St. Lawrence County Board of Legislators

×

R. Joseph Weekes, Jr. Weekes Agency

*

CHIEF EXECUTIVE OFFICER

Patrick J. Kelly
St. Lawrence County
Industrial Development Agency

¥

CHIEF FINANCIAL OFFICER

Thomas A. Plastino St. Lawrence County Industrial Development Agency January 6, 2014

New York State Tax Department IDA Unit W.A. Harriman Campus Albany, New York 12227

Re: IDA Appointment of Project Operator or Agent POTSDAM HOTEL (PROJECT #4001-13-07)

Dear Sir or Madam:

Enclosed please find two (2) original forms ST-60 relative to the above-cited project for:

- Sheehan Dinneen Inc
- VRD Decorating, Inc.

Please feel free to contact this office if you have any questions or concerns.

Sincerely,

ST, LAWRENCE COUNTY INDUSTRIAL DEVELOPMENT AGENCY

By: Natalie A. Sweatland

Enclosures:

CC: Potsdam Hotel Associates (14830-382E2nd)

File

We are an equal opportunity provider and employer. To file a complaint of discrimination, write: USDA, Director, Office of Civil Rights, 1400 Independence Avenue, S.W., Washington DC 20250-9410, or call 800-795-3272 (voice) or 202-720-6382 (TDD).

New York State Department of Taxation and Finance



IDA Appointment of Project Operator or Agent For Sales Tax Purposes

ST-60

(4/13)

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For IDA use only

iame of IDA ST LAWRENCE COUNTY INDUSTRIAL DEVELOP!	T LAWRENCE COUNTY INDUSTRIAL DEVELOPMENT AGENCY						stemfor project:	s after 1998)
Street address 19 COMMERCE LANE, SUITE 1						elephone (315) 3	number 79-9806	
CANTON						State NY	ZIP code 13617	
lame of IDA project operator or agent VRD Decorating, Inc.		X in the box if ppointed by the ID	νA: [Employer id	entific-"		rity numb	er
Street address 427 Latta Road	•		Telephone n (583)64				nary operator]Yes	or agent?
City Rochester						State NY	ZIP code 14612	
lame of project POTSDAM HOTEL (4001-13-07)			Purpose of p	project <i>(see in</i> S	structions)			
Street address of project site 167-169 MARKET STREET								
Dity POTSDAM						State NY	ZIP ∞de 13676	
Description of goods and services intended to be exempted rom New York State and local sales and use taxes	^l All materials, equ	ipment, goods	, services a	and supplie	es relative	to		
construction and equipping of a 97-room structure lo	cated at 167-169 N	Market Street,	Potsdam N	ΙΥ				
Date project operator or agent appointed (mm/dd/yy) 10/24/13	Date project operate agent status ends (or or mm/dd/yy) 06/:	30/14		Mark an X extension t			
Estimated value of goods and services that will be exempt that and local sales and use tax:	from New York State	Estimated value provided:	e of New Yor	k State and	local sales	and use	tax exemp	otion
Not to exceed \$5,937,500 Total project		Not to exceed	3475,000	Total proje	ect			
Certification: I certify that the above statements are true, with the knowledge that willfully providing false or fraudule Law, punishable by a substantial fine and possible jail sent information entered on this document.	nt information with th	is document ma	y constitute:	a felony or o	other crime	under No	ew York Sta	ate
Print name of officer or employee signing on behalf of the IDA PATRICK J KELLY		Print title CHIEF EX	ECUTIVE (OFFICER				
Signature			Da 01	ite I/06/2014	1	Telephone (number 179-9806	

Instructions

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- Wholesale trade
- Retail trade
 Manufacturing
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Mailing Instructions

Mail completed form to:

NYS TAX DEPARTMENT IDA UNIT W A HARRIMAN CAMPUS ALBANY NY 12227

Privacy notification

The Commissioner of Taxation and Finance may collect and maintain personal information pursuant to the New York State Tax Law, including but not limited to, sections 5-a, 171, 171-a, 287, 308, 429, 475, 505, 597, 1096, 1142, and 1415 of that Law; and may require disclosure of social security numbers pursuant to 42 USC 405(c)(2)(C)(0).

This information will be used to determine and administer tax liabilities and, when authorized by law, for certain tax offset and exchange of tax information programs as well as for any other lawful purpose.

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New York State Department of Taxation and Finance



IDA Appointment of Project Operator or Agent For Sales Tax Purposes

ST-60

(4/13)

The industrial development agency or authority (IDA) must submit this form within 30 days of the appointment of a project operator or agent, whether appointed directly by the IDA or indirectly by the operator or another agent.

For IDA use only

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lam of IDA ST LAWRENCE COUNTY INDUSTRIAL DEVELOPMEN	T AGENCY			IDA project nun	ter(use CSC r 40(unterings/s)1-13-07	temfor projects	after 1998)
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ZIV CANTON						NY	13617	
lame of IDA project operator or agent Sheehan Dinneen Inc		in the box if pointed by the ID/	A: 🗌	Employer id	entification o		•	
Street address 208 Sissonville Road	-		Telephone n (315) 26				ary operator Yes	or agent?
Dity Potsdam						State NY	ZIP code 13676	
Name of project POTSDAM HOTEL (4001-13-07)			Purpose of p SERVICE	roject <i>(see in</i> S	structions)			
Street address of project site 167-169 MARKET STREET								
City POTSDAM						State NY	ZIP code 13676	
Description of goods and services intended to be exempted All r	naterials, equi	oment, goods,	services a	ınd supplie	s relative	to		
construction and equipping of a 97-room structure located	d at 167-169 M	larket Street, I	⊃otsdam N	Y				
Date project operator Date project operator agent appointed (mm/dd/yy) 11/11/13 ager	e project operato nt status ends <i>(n</i>	ror nm/dd/yy) 06/3	0/14	i	Mark an <i>X</i> extension t	in the box o an origi	t if this is at nal project:	י 🗌
Estimated value of goods and services that will be exempt from hand local sales and use tax:	New York State	Estimated value provided:	of New Yor	k State and	local sales	and use	tax exemp	tion
Not to exceed \$5,937,500 Total project		Not to exceed	\$475,000	Total proje	ect			
Certification: I certify that the above statements are true, comp with the knowledge that willfully providing false or fraudulent info Law, punishable by a substantial fine and possible jail sentence, information entered on this document.	ormation with this	s document may	/ constitute :	a felony or c	other crime	under Ne	w York Sta	te
Print name of officer or employee signing on behalf of the IDA PATRICK J KELLY		Print title CHIEF EXI	ECUTIVE (OFFICER				
Signature			Da 01	te /06/2014	(Telephone n 315)3	umber 79-9806	

Instructions

Filing requirements

An IDA must file this form within 30 days of the date the IDA appoints any project operator or other person as agent of the IDA, for purposes of extending any sales and compensating use tax exemptions.

The IDA must file a separate form for each person it appoints as agent, whether directly or indirectly, and regardless of whether the person is the primary project operator or agent. If the IDA authorizes a project operator or agent to appoint other persons as agent of the IDA, the operator or agent making such an appointment must advise the IDA that it has done so, so that the IDA can file a form within 30 days of the date of the new agent's appointment. The IDA should not file this form for a person hired to work on an IDA project if that person is not appointed as agent of the IDA. The IDA need not file this form if the IDA does not extend any sales or use tax exemption benefits for the project.

If an IDA modifies a project, such as by extending it beyond its original completion date, or by increasing or decreasing the amount of sales and use tax exemption benefits authorized for the project, the IDA must, within 30 days of the change, file a new form with the new information.

If an IDA amends, revokes, or cancels the appointment of an agent, or if an agent's appointment becomes invalid for any reason, the IDA must, within 30 days, send a letter to the address below for filing this form, indicating that the appointment has been amended, revoked, or cancelled, or is no longer valid, and the effective date of the change. It should attach to the letter a copy of the form it originally filed. The IDA need not send a letter for a form that is not valid merely because the "Completion date of project" has passed.

Purpose of project

For Purpose of project, enter one of the following:

- Services
- Agriculture, forestry, fishing
- Finance, insurance, real estate
- Transportation, communication, electric, gas, sanitary services
- Construction
- Wholesale trade
- Retail trade
- ManufacturingOther (specify)

Mailing instructions

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NYS TAX DEPARTMENT IDA UNIT W A HARRIMAN CAMPUS ALBANY NY 12227

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St. Lawrence County Industrial Development Agency

Ernest J. LaBaff Industrial Building ~ 19 Commerce Lane, Suite 1 ~ Canton, New York 13617 Phone: (315) 379-9806 / TDD: 711 ~ Fax: (315) 386-2573 ~ www.slcida.com

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Donald Peck
St. Lawrence County
Board of Legislators

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R. Joseph Weekes, Jr. Weekes Agency

*

CHIEF EXECUTIVE OFFICER

Patrick J. Kelly St. Lawrence County Industrial Development Agency

*

CHIEF FINANCIAL
OFFICER
Thomas A. Plastino

St. Lawrence County
Industrial Development Agency

April 17, 2014

New York State Tax Department IDA Unit W.A. Harriman Campus Albany, New York 12227

Re:

AMENDMENT TO: IDA Appointment of Project Operator or Agent POTSDAM HOTEL (PROJECT #4001-13-07)

Dear Sir or Madam:

The St. Lawrence County Industrial Development Agency is filing an amended Form ST-60 relative to the above-cited project.

The amended form extends the agent status from June 30, 2014 to October 31, 2014. A copy of the original filing is also enclosed.

Please feel free to contact this office if you have any questions or concerns.

Sincerely,

ST. LAWRENCE COUNTY INDUSTRIAL DEVELOPMENT AGENCY

By: VMMVY3WMM
Natalie A. Sweatland

Enclosures: 2

CC: Potsdam Hotel Associates (14830-382E2nd)

tsawyer@visions-hotels.com

File

We are an equal opportunity provider and employer. To file a complaint of discrimination, write: USDA, Director, Office of Civil Rights, 1400 Independence Avenue, S.W., Washington DC 20250-9410, or call 800-795-3272 (voice) or 202-720-6382 (TDD).





IDA Appointment of Project Operator or Agent For Sales Tax Purposes

ST-60

(4/13)

The industrial development agency or authority (IDA) must submit this form within 30 days of the appointment of a project operator or agent, whether appointed directly by the IDA or indirectly by the operator or another agent.

For IDA use only

Nama of IDA					IDA micet a	mtor/use OSC	n mberim s	a plem for micel	e offer 100%
Name of IDA ST LAWRENCE COUNTY INDUSTRIAL DEVELOP!	MENT AGENC	Y			inhopatik	mber (use OSC). 40	01-13-0	17 17	3 at (3 1000)
Street address					•		elephone		
19 COMMERCE LANE, SUITE 1			 				State	379-9806	
CANTON							NY	13617	
Name of IDA project operator or agent POTSDAM HOTEL ASSOCIATES		an X in the box it		X	Employer i	dentification	or social s	ecurity numb	er
Street address 382 EAST SECOND STREET Eff 7/21/15: 11751	E. Corning F	Road			number 962-9868			imary operator Yes	or agent?
City CORNING			•		1		State NY	ZIP code 14830	
Name of project POTSDAM HOTEL (4001-13-07)	· · · · ·			rpose c ERVIC	of project (see DES	instructions)			
Street address of project site 167-169 MARKET STREET									
City POTSDAM							State NY	ZIP ∞de 13676	
Description of goods and services intended to be exempted from New York State and local sales and use taxes	All materials, e	equipment, go	oods, se	ervices	s and suppl	ies relative	to		
construction and equipping of a 97-room structure lo	cated at 167-16	69 Market Str	eet, Pot	sdam	NY				
Date project operator or agent appointed (mm/dd/yy)	Date project ope agent status en	erator or ds <i>(mm/dd/yy)</i>	10/31/	14		Mark an X extension	in the bo	ox if this is a ginal project	ın 🗙
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Not to exceed \$5,937,500 Total project		Not to ex	ceed \$4	17 5,00	00				
Certification: I certify that the above statements are true, with the knowledge that willfully providing false or frauduler Law, punishable by a substantial fine and possible jail sent information entered on this document.	nt information wit	h this documer	nt may co	onstitut	e a felony or	other crime	under N	New York St	ate
Print name of officer or employee signing on behalf of the IDA PATRICK.		Print titl CHIEF		UTIVE	OFFICER				
Signature					Date 04/14/2014		Telephone (315)	number 379-9806	

Instructions

Filing requirements

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If an IDA amends, revokes, or cancels the appointment of an agent, or if an agent's appointment becomes invalid for any reason, the IDA must, within 30 days, send a letter to the address below for filing this form, indicating that the appointment has been amended, revoked, or cancelled, or is no longer valid, and the effective date of the change. It should attach to the letter a copy of the form it originally filed. The IDA need not send a letter for a form that is not valid merely because the "Completion date of project" has passed.

Purpose of project

For Purpose of project, enter one of the following:

- Services
- Agriculture, forestry, fishing
- Finance, insurance, real estate
- Transportation, communication, electric, gas, sanitary services
- Construction
- Wholesale trade
- Retail trade
- Manufacturing
- Other (specify)

Mailing instructions

Mail completed form to:

NYS TAX DEPARTMENT IDA UNIT W A HARRIMAN CAMPUS ALBANY NY 12227

Privacy notification

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This information will be used to determine and administer tax liabilities and, when authorized by law, for certain tax offset and exchange of tax information programs as well as for any other lawful purpose.

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Failure to provide the required information may subject you to civil or criminal penalties, or both, under the fax Law.

This information is maintained by the Magazer of Decument Magazer and NYS Tay Department.

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IDA Appointment of Project Operator or Agent

ST-60

For Sales Tax Purposes

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For IDA use only

Vanie of IPA ST LAWRENCE COUNTY INDUSTRIAL DEVEL		IDA project run ber (use OSC run berings scientist projects after the 4001-13-07						
Street address 19 COMMERCE LANE, SUITE 1					Te (315) (379-9806	
CANTON					1	State NY	ZIP code 13617	
Name of IDA project operator or agent POTSDAM HOTEL ASSOCIATES, LLC		X in the box if ppointed by the IDA:	X	Employer identi	livativu v		•	
Street address 382 EAST SECOND STREET		···-	Telephone number (607) 962-9868					or agent?
CORNING						State NY	ZIP code 14830	
Name of project POTSDAM HOTEL (4001-13-07)			Purpose of SERVICE	project (see instru S	ıctions)			
Street address of project site 167-169 MARKET STREET								
City POTSDAM						State NY	ZiP ∞de 13676	
Description of goods and services intended to be exen from New York State and local sales and use taxes	^{npted} All materials, equ	ipment, goods,	services	and supplies (relative	to		
construction and equipping of a 97-room structu	re located at 167-169	Market Street, P	otsdam N	1Y				
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Not to exceed \$5,937,500 Total project		Not to exceed	\$475,000)				
Certification: I certify that the above statements are with the knowledge that willfully providing false or frat Law, punishable by a substantial fine and possible jai information entered on this document.	idulent informallon with the sentence. I also underst	ria document may	constituto	a felony of oth	er crime	nuget t	iow York Si	(ate
Print name of office and analysis of behalf of the ID/PATRI	4	Print title CHIEF EXE						
Signatui			1 1	ate 0/24/2013		lelephone (315)	number 379-9806	

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-- Construction

- Retail trada

- Manufacturing

Other (specify)

Wholesale trade

Purpose of project

For Purpose of project, enter one of the following:

- → Services
- Agriculture, forestry, fishing
- Finance, insurance, real estate
 Transportation, communication,
- electric, gas, sanilary services

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IDA UNIT

NYS TAX DEPARTMENT

WAHARRIMAN CAMPUS

ALBANY NY 12227



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(518) 457-5431



Text Telephona (TTY) Hotline (for persons with hearing and speech disabilities using a TTY):

(518) 485-5082

To order forms and publications:

AGREEMENT TO AMEND AGENCY COMPLIANCE AGREEMENT

This amendment (the "Amendment") dated April 14, 2014 is made by the St. Lawrence County Industrial Development Agency ("SLCIDA") and Potsdam Hotel Associates, LLC ("Company"), parties to an Agency Compliance Agreement ("Agreement") dated.

The purpose of this Amendment is to (i) extend the project termination date and (ii) incorporate recently-released requirements of the New York State Department of Taxation and Finance. To that end, the Agreement shall be amended as follows:

(i) Extend the project termination date.

Section 2.16 of the Agreement is deleted in its entirety and replaced with the following Section 2.16

Section 2.16 <u>Expiration</u>. The agency created by this Agency Compliance Agreement is limited to the Facility and will expire on October 31, 2014. Company may apply in writing to extend this agency authority by showing good cause.

(ii) Incorporate recently-enacted requirements of the New York State Department of Taxation and Finance. Potsdam Hotel Associates, LLC was provided a Sales Tax Exemption Letter pursuant to New York State Department of Taxation and Finance Technical Memorandum TSB-M-87(7)S, Tax Status of IDA Projects, which instructed agents to provide suppliers with a copy of a letter from the IDA written on IDA letterhead authorizing the agent to make qualifying project-related purchases. A new exempt purchase form (Form ST-123) supersedes this advice, and agents, beginning June 1, 2014, are now required to utilize Form ST-123 to make purchases exempt from state and local sales tax.

Section 2.5 of the Agreement is amended by the addition of Section 2.5(a), which shall read:

Section 2.5(a) Agreement to Utilize ST-123. Beginning on June 1, 2014, and pursuant to New York State Department of Taxation and Finance Technical Memorandum TSB-M-14(1.1)S, all agents of the SLCIDA must utilize Form ST-123 (IDA Agent or Project Operator Exempt Purchase Certificate) when making tax-exempt purchases in furtherance of SLCIDA Projects. The Company further hereby acknowledges and agrees that as of June 1, 2014, the Company and all sub-agents thereof shall provide Form ST-123 to vendors and suppliers to make qualifying Project-related purchases. Contractors or subcontractors that are not agents of the SLCIDA should continue to present suppliers with Form ST-120.1, Contractors Exempt Purchase Certificate, when making purchases that are exempt from sales tax under sections 1115(a)(15) and 1115(a)(16) of the Tax Law.

Except as set forth in this Amendment, the Agreement is hereby reaffirmed and ratified as written, and shall continue in full force and effect in accordance with its terms and the terms of this Amendment. If there is conflict between this Amendment and the Agreement or any other Amendment, the terms of this Amendment shall prevail.

IN WITNESS WHEREOF, the parties hereto have executed this Amendment as of the day and year first above written.

By:		
•	Patrick J. Kelly Chief Executive O	fficer
For: Potsdam H	-t-1 Ainten TTO	

AGREEMENT TO AMEND AGENCY COMPLIANCE AGREEMENT

This amendment (the "Amendment") dated September 25, 2014 is made by the St. Lawrence County Industrial Development Agency ("SLCIDA") and Potsdam Hotel Associates, LLC ("Company"), parties to an Agency Compliance Agreement ("Agreement") dated.

The purpose of this Amendment is to extend the project termination date from October 31, 2014 to December 31, 2014. To that end, Section 2.16 of the Agreement shall be amended as follows:

Section 2.16 Expiration. The agency created by this Agency Compliance Agreement is limited to the Facility and will expire on October 31, 2014 December 31, 2014. Company may apply in writing to extend this agency authority by showing good cause.

Except as set forth in this Amendment, the Agreement is hereby reaffirmed and ratified as written, and shall continue in full force and effect in accordance with its terms and the terms of this Amendment. If there is conflict between this Amendment and the Agreement or any other Amendment, the terms of this Amendment shall prevail.

IN WITNESS WHEREOF, the parties hereto have executed this Amendment as of the day and year first above written.

For:
ST. LAWREN

IAL DEVELOPMENT AGENCY

By:

Patrick J. Kelly
Chief Executive Officer

For:
Potsdam Hotel Associates # 1 C

Name: Managins Much

By:



St. Lawrence County Industrial Development Agency

Ernest J. LaBaff Industrial Building \sim 19 Commerce Lane, Suite 1 \sim Canton, New York 13617 Phone: (315) 379-9806 / TDD: 711 \sim Fax: (315) 386-2573 \sim www.slcida.com

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*

VICE CHAIRMAN Ernest LaBaff

President Emeritus, Aluminum Brick & Glass Workers International Union

*

SECRETARY Lynn Blevins

Blevins Brothers, Inc.

*

Mark C. Hall Town of Fine, New York

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Andrew McMahon

*

Massena Electric Department

-

Donald Peck

St. Lawrence County Board of Legislators

*

R. Joseph Weekes, Jr. Weekes Agency

*

CHIEF EXECUTIVE OFFICER

Patrick J. Kelly

St. Lawrence County Industrial Development Agency

*

CHIEF FINANCIAL OFFICER

Thomas A. Plastino

St. Lawrence County Industrial Development Agency September 30, 2014

New York State Tax Department IDA Unit

W.A. Harriman Campus Albany, New York 12227

Re: AMENDMENT TO: IDA Appointment of Project Operator or Agent **POTSDAM HOTEL (PROJECT #4001-13-07)**

Dear Sir or Madam:

The St. Lawrence County Industrial Development Agency is filing an amended Form ST-60 relative to the above-cited project.

The amended form extends the agent status from October 31, 2014 to December 31, 2014. A copy of the original filing is also enclosed.

Please feel free to contact this office if you have any questions or concerns.

Sincerely,

By:

ST. LAWRENCE COUNTY INDUSTRIAL DEVELOPMENT AGENCY

Natalie A Sweatland

Enclosures: 2

CC: Potsdam Hotel Associates (14830-382E2nd)

tsawyer@visions-hotels.com

File





IDA Appointment of Project Operator or Agent For Sales Tax Purposes

ST-60

(4/13)

The industrial development agency or authority (IDA) must submit this form within 30 days of the appointment of a project operator or agent, whether appointed directly by the IDA or indirectly by the operator or another agent.

For IDA use only

Name of IDA ST LAWRENCE COUNTY INDUSTRIAL DEVELOPM	ENT AGENCY			IDA project number (u	æ ©€nunt -4001	2005 13-07	temfor projects a	fler 1996)
Street address 19 COMMERCE LANE, SUITE 1						ohone n 5)3	number 79-9806	
City CANTON					Sta	ate NY	ZIP code 13617	
Name of IDA project operator or agent POTSDAM HOTEL ASSOCIATES		X in the box if ppointed by the IDA	4: X	Employer identifi	c		ity number	
Street address 382 EAST SECOND STREET Eff 7/21/15: 11751	E. Corning Ro	ad		e number 962-9868			ary operator or Yes [agent?
CITY CORNING					Sta	ate NY	ZIP code 14830	
Name of project POTSDAM HOTEL (4001-13-07)			Purpose SERVI	of project (see instruc CES	ctions)			
Street address of project site 167-169 MARKET STREET								
City POTSDAM					Sta	ate NY	ZIP code 13676	•
Description of goods and services intended to be exempted from New York State and local sales and use taxes	All materials, equ	ipment, goods,	service	s and supplies re	elative to			
construction and equipping of a 97-room structure loc	cated at 167-169 h	Market Street, F	otsdam	NY				

Date project operator or agent appointed (mm/dd/yy) 10/24/13	Date project operate agent status ends (or or mm/dd/yy) 12/3	1/14				if this is an nal project:	\boxtimes
Estimated value of goods and services that will be exempt fr and local sales and use tax:	om New York State	Estimated value provided	of New '	York State and loca	ıl sales ar	d use	tax exemption	on
Not to exceed \$5,937,500 Total project		Not to exceed	\$475,00	00				
Certification: I certify that the above statements are true, of with the knowledge that willfully providing false or fraudulen Law, punishable by a substantial fine and possible jail sente information entered on this document.	t information with th	is document may	/ constitu	te a felony or other	r crime un	der Ne	w York State	∍
Print name of officer or employee signing on behalf of the IDA PATRICK J KEL		Print title CHIEF EXE	ECUTIV	E OFFICER				
Signature				Date 09/30/2014		ohone n 15)3	umber 79-9806	
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Instructions

Filing requirements

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Purpose of project

For Purpose of project, enter one of the following:

- Services
- Agriculture, forestry, fishing
- Finance, insurance, real estate
- Transportation, communication, electric, gas, sanitary services
- Construction
- Wholesale trade
- Wholesale trade
- Retail tradeManufacturing
- Other (specify)

Mailing instructions

Mail completed form to:

NYS TAX DEPARTMENT IDA UNIT W A HARRIMAN CAMPUS ALBANY NY 12227

Privacy notification

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This information will be used to determine and administer tax liabilities and, when authorized by law, for certain tax offset and exchange of tax information programs as well as for any other lawful purpose.

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AGREEMENT TO AMEND AGENCY COMPLIANCE AGREEMENT

This amendment (the "Amendment") dated March 30, 2015 is made by the St. Lawrence County Industrial Development Agency ("SLCIDA") and Potsdam Hotel Associates, LLC ("Company"), parties to an Agency Compliance Agreement ("Agreement") dated.

The purpose of this Amendment is to extend the project termination date from December 31, 2014 to June 30, 2015. To that end, Section 2.16 of the Agreement shall be amended as follows:

Section 2.16 <u>Expiration</u>. The agency created by this Agency Compliance Agreement is limited to the Facility and will expire on October 31, 2014 December 31, 2014 June 30, 2015. Company may apply in writing to extend this agency authority by showing good cause.

Except as set forth in this Amendment, the Agreement is hereby reaffirmed and ratified as written, and shall continue in full force and effect in accordance with its terms and the terms of this Amendment. If there is conflict between this Amendment and the Agreement or any other Amendment, the terms of this Amendment shall prevail.

IN WITNESS WHEREOF, the parties hereto have executed this Amendment as of the day and year first above written.

By:		
-20	Patrick J. Kelly	
	Chief Executive Officer	α.
For:		
Potsdam H	otel Associates, LLC	



MEMBERSHIP

March 31, 2015

CHAIRMAN Brian W. Staples Brian Staples, CPA

IDA Unit

VICE CHAIRMAN **Ernest LaBaff**

President Emeritus, Aluminum Brick & Glass Workers International Union

*

SECRETARY Lynn Blevins Blevins Brothers, Inc.

John Burke St. Lawrence County Board of Legislators

Mark C. Hall Town of Fine, New York

*

Andrew McMahon Massena Electric Department

R. Joseph Weekes, Jr. Weekes Agency

×

CHIEF EXECUTIVE OFFICER Patrick J. Kelly

St. Lawrence County Industrial Development Agency

CHIEF FINANCIAL OFFICER Thomas A. Plastino

St. Lawrence County Industrial Development Agency New York State Tax Department

W.A. Harriman Campus Albany, New York 12227

Re: AMENDMENT TO: IDA Appointment of Project Operator or Agent

POTSDAM HOTEL (PROJECT #4001-13-07)

ST. LAWRENCE COUNTY

INDUSTRIAL DEVELOPMENT AGENCY

Dear Sir or Madam:

The St. Lawrence County Industrial Development Agency is filing an amended Form ST-60 relative to the above-cited project.

Ernest J. LaBaff Industrial Building ~ 19 Commerce Lane, Suite 1 ~ Canton, New York 13617

Phone: (315) 379-9806 / TDD: 711 ~ Fax: (315) 386-2573 ~ www.SLCIDA.com

The amended form extends the agent status to June 30, 2015. A copy of the original filings are also enclosed.

Please feel free to contact this office if you have any questions or concerns.

Sincerely,

ST. LAWRENCE COUNTY INDUSTRIAL DEVELOPMENT AGENCY

By:

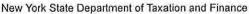
Natalie A. Sweatland

Enclosures:

CC: Potsdam Hotel Associates (14830-382E2nd)

tsawyer@visions-hotels.com

File





IDA Appointment of Project Operator or Agent For Sales Tax Purposes

The industrial development agency or authority (IDA) must submit this form within 30 days of the appointment of a project operator or agent, whether appointed directly by the IDA or indirectly by the operator or another agent.

For IDA use only

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Name of IDA ST LAWRENCE COUNTY INDUSTRIAL DEVELOP	PMENT AGENCY		IDA project number (u	4001-13-07	lem for projects after 1998;
Street address 19 COMMERCE LANE, SUITE 1				(315) 3	79-9806
City CANTON				State NY	ZIP code 13617
Name of IDA project operator or agent POTSDAM HOTEL ASSOCIATES	Mark an X in the box if directly appointed by the		PATRICIA	gation or eorial ear	
Street address 382 EAST SECOND STREET Eff 7/21/15: 1175	1 E. Corning Road	Telephone (607)	number 62-9868		ary operator or agent? Yes \[\] No
CITY CORNING				State NY	ZIP code 14830
Name of project POTSDAM HOTEL (4001-13-07)		Purpose of SERVIC	f project (see instruc ES	tions)	
Street address of project site 167-169 MARKET STREET					
City POTSDAM				State NY	ZIP code 13676
Description of goods and services intended to be exempte from New York State and local sales and use taxes	d All materials, equipment, good	ds, services	and supplies re	lative to	
construction and equipping of a 97-room structure le	ocated at 167-169 Market Stree	t, Potsdam	NY		
Date project operator 10/24/13 or agent appointed (mm/dd/yy)	Date project operator or agent status ends (mm/dd/yy)	6/30/15		an X in the box	
Estimated value of goods and services that will be exempt and local sales and use tax:		lue of New Yo	ork State and loca	I sales and use	tax exemption
Not to exceed \$5,937,500 Total project	Not to exce	ed \$475,00	0		
Certification: I certify that the above statements are true, with the knowledge that willfully providing false or fraudule Law, punishable by a substantial fine and possible jail ser information entered on this document.	ent information with this document n	nay constitute	a felony or other	crime under Ne	w York State
Print name of officer or employee signing on behalf of the IDA PATRICK J	Print title CHIEF E	XECUTIVE	OFFICER		
Signature	1,0	C	Date 03/30/2015	Telephone n (315) 3	
	Instructions				

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> Construction Wholesale trade

Retail trade

Manufacturing

Other (specify)

Purpose of project

For Purpose of project, enter one of the following:

- Agriculture, forestry, fishing
- Finance, insurance, real estate

- Transportation, communication, electric, gas, sanitary services

Mailing instructions

Mail completed form to:

NYS TAX DEPARTMENT **IDA UNIT** WA HARRIMAN CAMPUS **ALBANY NY 12227**

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IDA Appointment of Project Operator or Agent For Sales Tax Purposes

ST-60

The industrial development agency or authority (IDA) must submit this form within 30 days of the appointment of a project operator or agent, whether appointed directly by the IDA or indirectly by the operator or another agent.

For IDA use only

Name of IDA ST LAWRENCE COUNTY INDUSTRIAL DEVELOPMEN	T AGENCY		IDA project number (u	900Crunterios 4001-13-0	ystemkr pojeds aller 1996) 7
Street address 19 COMMERCE LANE, SUITE 1					379-9806
CINY CANTON	4.11			State NY	ZIP code 13617
Name of IDA project operator or agent POTSDAM HOTEL ASSOCIATES	Mark an X in the box if directly appointed by the II		Employer Identific		
Street address 382 EAST SECOND STREET		Telephone (607)	number 962-9868		imary operator or agent? Yes No
CIN CORNING				State NY	ZIP code 14830
Name of project POTSDAM HOTEL (4001-13-07)		Purpose o SERVIC	of project (see Instruc DES	tions)	
Street address of project site 167-169 MARKET STREET					
City POTSDAM				State NY	ZIP code 13676
Description of goods and services intended to be exempted All from New York State and local sales and use taxes	materials, equipment, good	s, services	s and supplies re	lative to	
construction and equipping of a 97-room structure locate	d at 167-169 Market Street,	Potsdam	NY		
Date project operator or agent appointed (mm/dd/yy) 10/24/13 Dat age	e project operator or ant status ends (mm/dd/yy) 12	/31/14	Mark	an X in the b	ox if this is an ginal project:
Estimated value of goods and services that will be exempt from and local sales and use tax:	New York State Estimated value provided:			I sales and us	e tax exemption
Not to exceed \$5,937,500 Total project	Not to excee	d \$475,00	00		
Certification: I certify that the above statements are true, comy with the knowledge that willfully providing false or fraudulent information entered on this document.	formation with this document m	ay constitut	e a felony or other	crime under h	New York State
Print name of officer or employee stoning on behalf of the IDA PATRICK J KEL	Print tille CHIEF EX	KECUTIVE	OFFICER		
Signature	1		Date 09/30/2014	Telephone (315)	379-9806

Instructions

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- Services

- Agriculture, forestry, fishing

 Finance, insurance, real estate
 Transportation, communication, electric, gas, sanitary services - Construction

- Wholesale trade

- Retail trade

- Manufacturing

Other (specify)

Mailing Instructions

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New York State Department of Taxation and Finance

IDA Appointment of Project Operator or Agent For Sales Tax Purposes

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Name of IDA ST LAWRENCE COUNTY INDUSTRIAL DEVELOP	PMENT AGENCY		10/projectron to (120,00)		
Stront address 19 COMMERCE LANE, SUITE 1				AND STREET, THE PARTY OF	379-9806
CIN CANTON				State	21P code 13617
Name of IDA project operator or agent POTSDAM HOTEL ASSOCIATES	Mark an X in the box if directly appointed by the IDA		Employer Identifica		ity number
Street address 382 EAST SECOND STREET		Telsphone (607) 9			nvery operator or agent?
CITY CORNING			•	State NY	ZIP code 14830
Name of project POTSDAM HOTEL (4001-13-07)		Purpose of SERVICI	project (see Instructions)	
Street address of project site 167-169 MARKET STREET					U. alian salasi ka
CITY POTSDAM	3, 3,000		1	State	ZIP code 13676
Description of goods and services intended to be exempte from New York State and local sales and use taxes	od All materials, equipment, goods,	services	and supplies relati	ve to	
construction and equipping of a 97-room structure i					
Date project operator or agent eppointed (ninvidulyy)	Date project operator or agent status ends (mm/dd/yy) 10/3	11/14	Mark an	X in the b	ox if this is an 🔀
Estimated value of goods and services that will be exempted to all sales and use tex:	I from New York State Estimated value provided;	7123 1.5	ork State and local sa		
Not to exceed \$5,937,500 Total project	Not to exceed	\$475,000	0		
Contilication: I certify that the above statements are true with the knowledge that willfully providing false or fraudul Law, punishable by a substantial fine and possible jall se information entered on this document.	lent information with this document may	y constitute	a felony or other crit	no under r	YOW YORK State
Print name of officer or employee signing on behalf of the IDA PATRICK I KEI I	Print Mo CHIEF EX	ECUTIVE	OFFICER		
Signature		5	7810 04/14/2014	Telephoni (315)	379-9808

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Construction

- Rotall trade

Wholesale trade

Manufacturing

- Other (specify)

Purpose of project

For Purpose of project, enter one of the following:

- Services
- Agriculture, forestry, fishing - Finance, insurence, real estate - Transportation, communication,
- electric, gas, sanitary services

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New York State Department of Toxation and Finance

IDA Appointment of Project Operator or Agent For Sales Tax Purposes

ST-60

(4/13)

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For IDA use only

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ST LAWRENCE COUNTY INDUS	TRIAL DEVELOP	MENT AGENCY			1		01-13-0 0:001:000	
Street address 19 COMMERCE LANE, SUITE 1	miles Control					(310)	379-9806
VICE NOTINAS							NY	7.11P codo 13617
lama of IOA project operator or agent POTSDAM HOTEL ASSOCIATES	S, LLC	directly a	XIn the box II pp://nted by the ID/	A: X		OVINE VIEW V		องการ์ง บกเบรอเ
SUGOL ADDIOS SECOND STREET				Telephone	number 382-9868		15	nary operator or eathly Thes []110
CORNING							State	71P codo 14830
lams of project POTSDAM HOTEL (4001-13-07)	70			Puipose o	f project (see h ES	nstructions)		
Street eddress of project size 187-109 MARKET STREET	Almor i			1-7-7-7-1-1-1				
CKY POTSDAM							State	ZIP codo 13678
Description of goods and services inte from Neyr York State and local sales r	ended to be exempte	d All materials, equ	ipmoni, goods	, services	and suppli	es relative	to	
construction and equipping of a 9								
Date project operator or again appointed (minvdd/yy) 10/2	4/13	Dale project operel	01 OF 06/S	30/14		Mark en X	In the b	ox (f this is an ginal project;
or agent appointed (ninvad/y) Psilmaled value of goods and sorvice and local sales and use lax:		from New York State	Estimated value provided:	D 1-91 E 1 E 1	roik State an	d local sale:	s ond us	e lex exemplion
Not to exceed \$0,937,500 Total			Not to exceed			1000		165
Cortification: I certify that the above with the knowledge that willfully provided, by a substantial find information entered on this document	ond possible jall se	, complete, and corre ent information with ti ntence, I also underst	cl, and that no m his document ma and that the Tax	nalorial info ny constitu Departme	ormation has to a felony or nt is authoriz	boen omille ofher crime ed to invest	ed. I mel o under i ligate the	ke these statements Very York State a vakdity of any
PANT name of other or employee styring PATRICK . I KEI I . V	on behalf of the IDA		CHIEF EX	ECUTIV	OFFICER			
8:gnalure					Date 10/24/2013		Telephon (316)	379-9808 379-9808
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- Construction Wholesale trade
- .. Retall trade
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