

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that a public hearing pursuant to Article 18-A of the New York State General Municipal Law will be held by the County of Sullivan Industrial Development Agency (“Agency”) on March 11, 2019 at 9:00 AM, local time, in the Legislative Committee Room at the Sullivan County Government Center, 100 North Street, Monticello, New York, in connection with the following matter:

On or about November 11, 2013 Veria Lifestyle Inc. (“Veria”) and the Agency entered into a Master Development and Agent Agreement (“MDAA”) pursuant to which the Agency agreed to provide financial assistance to a certain project consisting of: (i) the acquisition by the Agency of a leasehold interest in approximately 22 parcels of land containing in the aggregate approximately 1,310 acres (the “Premises”) located in the Town of Thompson (“Town”), Sullivan County (“County”), State, which comprise what was formerly known as Kutsher’s Country Club, Camp Anawana, Camp Sherwood, Old Liberty Road Sewer Treatment Plant, Fair Hills Bungalow Colony and Kutsher’s Country Club Golf Course, all as more particularly identified in the MDAA (collectively, the “Land”) and the existing building, buildings, structure or structures located thereon (collectively, the “Existing Improvements”), (ii) the demolition of certain of the Existing Improvements (the “Building Improvements”), (iii) the construction, reconstruction, renovation and/or repair of sewer, water and other infrastructure to address deferred maintenance and to ready the Land for development (the “Infrastructure Improvements”), and (iv) the acquisition and installation by Veria in and around the Existing Improvements, the Building Improvements and the Infrastructure Improvements of certain items of equipment and other tangible personal property.

On or about February 21, 2019 Veria and Yo1 Country Club Inc. (“Yo1 Country Club Inc.” together with Veria collectively, the “Company”) submitted an application to the Agency, a copy of which is on file with the Agency, requesting the Agency’s assistance with respect to a certain project consisting of the: (i) construction, reconstruction, installation and equipping of an 18 hole golf course together with temporary and permanent structures that will support a pro shop, golf cart storage, driving range, and indoor/ outdoor banquet facility (“Structures”) on two parcels comprising approximately 329.96 acres and identified on the Town of Thompson tax map as Section 5, Block 1, Lots 18.1 and 23 (“Land”) located along Kutsher Road and Old Liberty Road in the Town of Thompson, County of Sullivan, State of New York; (ii) acquisition and installation thereon and therein of certain furniture, fixtures, machinery and equipment (“Equipment”); (iii) construction of improvements to the Structures, the Land and the Equipment (collectively, the Structures, the Land and the Equipment are referred to as the “Project”); and (iv) lease of the Project from the Agency to the Company. The Agency contemplates that it will provide financial assistance to the Company in the form of sales and use tax exemption and a mortgage recording tax exemption, consistent with the policies of the Agency, and a partial real property tax abatement (“Financial Assistance”).

A representative of the Agency will be at the above-stated time and place to present a copy of the Company’s project application and hear and accept written and oral comments from all persons with views in favor of, opposed or otherwise relevant to the proposed Financial Assistance.

Dated: February 22, 2019

By: COUNTY OF SULLIVAN INDUSTRIAL DEVELOPMENT AGENCY