

Anthony J. Picente Jr.
County Executive

Shawna M. Papale
Secretary/Executive Director

Timothy Fitzgerald
Assistant Secretary

ONEIDA COUNTY INDUSTRIAL
DEVELOPMENT AGENCY

OCIDA



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TO: OCIDA Board of Directors
FROM: Mark Kaucher
DATE: June 18, 2025
RE: Chobani, LLC Facility Public Hearing Minutes

584 Phoenix Drive
Wednesday June 18th, 2025

Representing the Agency: Shawna Papale, Executive Director; and Mark Kaucher, MV EDGE

Other Attendees: Kevin McAuliffe and Heather Lamendola(via Webex), Barclay Damon, representing Chobani LLC; Sue Carvelli, Vice-President, Rome City School District Board of Education; Nerlande Anselme, Superintendent, Rome City School District; Marc Barraco, MV EDGE.

Public hearing opened at 11:00 AM.

Reading of the public hearing notice was waived with consensus of attendees.

Shawna Papale, OCIDA Executive Director reviewed the material terms of the proposed PILOT allocation agreement for the Chobani, LLC Facility, which has been approved by the Oneida County Board of Legislators and the Rome Common Council. The Rome City School District Board of Education will be acting on it at their June 23 meeting. Ms. Papale noted that the proposed PILOT Payments are a deviation from the Agency's Uniform Tax Exemption Policy, and the proposed allocation of PILOT Payments is in order to reflect the County's contribution to the infrastructure and capital required to allow Chobani to access the Triangle site.

*Allocation Per Year during Construction Period **

Taxing Jurisdiction	Present Breakdown	Proposed Share %	Proposed Share \$
School	54%	20%	\$18,000
City	31%	35%	\$31,500
County	15%	45%	\$40,500

*Based on fixed annual payment of \$90,000.

*Allocation Per Year in Years 1-5**

Taxing Jurisdiction	Present Breakdown	Proposed Share %	Proposed Share \$
School	54%	20%	\$400,000
City	31%	35%	\$700,000
County	15%	45%	\$900,000

*Based on fixed annual payment of \$2,000,000. Year 1 begins with Certificate of Occupancy

*Allocation Per Year in Years 6-10**

Taxing Jurisdiction	Present Breakdown	Proposed Share %	Proposed Share \$
School	54%	22.5%	\$450,000
City	31%	37.5%	\$750,000
County	15%	40%	\$800,000

*Based on fixed annual payment of \$2,000,000.

*Allocation Per Year in Years 11-40***

Taxing Jurisdiction	Present Breakdown	Proposed Share %	Proposed Share \$
School	54%	33.3%	**
City	31%	33.3%	**
County	15%	33.3%	**

**Based on the following fixed payment amounts (1.5% increase per year):

Year 11	\$	2,030,000
Year 12	\$	2,060,450
Year 13	\$	2,091,357
Year 14	\$	2,122,727
Year 15	\$	2,154,568
Year 16	\$	2,186,887
Year 17	\$	2,219,690
Year 18	\$	2,252,985
Year 19	\$	2,286,780
Year 20	\$	2,321,082
Year 21	\$	2,355,898
Year 22	\$	2,391,236
Year 23	\$	2,427,105
Year 24	\$	2,463,511
Year 25	\$	2,500,464
Year 26	\$	2,537,971
Year 27	\$	2,576,041
Year 28	\$	2,614,681
Year 29	\$	2,653,901
Year 30	\$	2,693,710
Year 31	\$	2,734,116
Year 32	\$	2,775,127
Year 33	\$	2,816,754
Year 34	\$	2,859,006
Year 35	\$	2,901,891
Year 36	\$	2,945,419
Year 37	\$	2,989,600
Year 38	\$	3,034,444
Year 39	\$	3,079,961
Year 40	\$	3,126,160

At 11:06 Consensus of the attendees was to pause recording of the public hearing until that time an additional attendee enters the meeting or someone has additional comments to make.

At 11:15 the Public Hearing resumed recording. There being no additional attendees nor additional comments made, the Public Hearing was closed.