

## VIRTUAL PUBLIC HEARING SCRIPT

**BLD VII, LLC and/or Individual(s) or  
Affiliate(s), Subsidiary(ies), or Entity(ies)  
formed or to be formed on its behalf  
Project**

Public Hearing to be held on April 12, 2021 at 10:00 a.m.  
via Virtual Conference Software

### **ATTENDANCE:**

Marc Wyzykowski – Uniland Development Company  
Kellena Kane – Uniland Development Company  
Peter Sayadoff -Uniland Development Company  
Karen Fiala - ECIDA  
Carrie Hocienec - ECIDA  
Brian Krygier – ECIDA

### **☒ 1. WELCOME: Call to Order and Identity of Hearing Officer.**

*Hearing Officer:* Welcome. This public hearing is now open; it is 10:01 a.m. My name is Grant Lesswing. I am the Business Development Officer of the Erie County Industrial Development Agency, and I have been designated by the Agency to be the hearing officer to conduct this virtual public hearing. This public hearing is being live-streamed and made accessible on the Agency’s website at [www.ecidany.com](http://www.ecidany.com). Pre-registration for anyone wishing to speak at today’s public hearing was required through our website. Today I am joined by Brian Krygier, ECIDA Systems Analyst who will be the Hearing Moderator and he will be managing the public comment portion of this hearing.

### **☒ 2. PURPOSE: Purpose of the Hearing.**

*Hearing Officer:* We are here to hold the public hearing on the BLD VII, LLC and/or Individual(s) or Affiliate(s), Subsidiary(ies), or Entity(ies) formed or to be formed on its behalf project. The transcript of this hearing will be reviewed and considered by the Agency in determination of this project. Notice of this hearing appeared in The Buffalo News on Friday, April 2, 2021.

### **☒ 3. PROJECT SUMMARY: Description of Project and Contemplated Agency Benefits.**

*Hearing Officer:* The proposed project (the "Project") consists of: (i) the acquisition by the Agency of a leasehold interest in certain property located at 8 Dona Street (a portion of Parcel II-8 at the former Bethlehem Steel Site), City of Lackawanna, Erie County, New York (the “Land”), (ii) the construction on the Land of an approximately 151,200+/- SF industrial speculative venture facility on an approximately 9.12 acre vacant lot (the “Improvements”), and (iii) the acquisition by the Company in and around the Improvements of certain items of machinery,

equipment and other tangible personal property (the “Equipment”; and, together with the Land and the Improvements, the “Facility”). The Facility will be initially owned and operated by the Company.

The proposed financial assistance contemplated by the Agency includes New York State and local sales and use tax exemption benefits, mortgage recording tax exemption benefits, and real property tax abatement benefits (in compliance with Agency's uniform tax exemption policy).

**4. FORMAT OF HEARING: Review rules and manner in which the hearing will proceed.**

*Hearing Officer:* All those who have joined this conference call were required to pre-register through our website (www.ecidany.com). Everyone who has pre-registered will be given an opportunity to make statements and/or comments on the Project.

If you have a written statement or comment to submit for the record, please submit it on the Agency’s website or mail to the Agency at 95 Perry Street, Suite 403, Buffalo, New York 14203. The comment period closes on April 27, 2021. There are no limitations on written statements or comments.

**5. PUBLIC COMMENT: Hearing Officer gives the Public an opportunity to speak.**

*Hearing Officer:* Those interested in making a statement or comment will be called upon by Brian in the order that they registered for this meeting. Please begin by stating your name and address; if you are representing a company, please identify the company. I request that speakers keep statements and/or comments to 5 minutes, and if possible, 3 minutes.

**The Hearing Moderator introduces each participant in the order they registered for this meeting.**

Thank you, Grant. Hi, I am Kellena Kane, Director of Development with Uniland Development Company. I just want to thank you all at the ECIDA as well as the City of Lackawanna and Erie County for this opportunity to pursue this project. We are very excited about being part of the growing ecosystem to support new industrial users in Erie County and Western New York. Thank you.

**6. ADJOURNMENT:**

As there were no further statements and/or comments, the Hearing Officer closed the public hearing at 10:04 a.m.

**SIGN IN SHEET  
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Project Location: 8 Dona Street (a portion of Parcel II-8 at Bethlehem Steel), City of  
Lackawanna, Erie County, New York

Name	Company and/or Address	X box to speak/ comment
Marc Wyzkowski	Uniland Development Company 100 Corporate Parkway, Suite 500 Amherst, New York 14226	
Kellena Kane	Uniland Development Company 100 Corporate Parkway, Suite 500 Amherst, New York 14226	X
Peter Sayadoff	Uniland Development Company 100 Corporate Parkway, Suite 500 Amherst, New York 14226	
Karen Fiala	ECIDA 95 Perry Street, Suite 403 Buffalo, New York 14203	
Carrie Hocieniec	ECIDA 95 Perry Street, Suite 403 Buffalo, New York 14203	
Brian Krygier	ECIDA 95 Perry Street, Suite 403 Buffalo, New York 14203	