

BROWNFIELD REDEVELOPMENT TAX CREDIT

Taxpayer Name	Project Site Name	DEC		Municipality	En-Zone	Site Preparation Component		Tangible Property Component		On-site Groundwater		Total Costs	Total Credit
		Region	County			Costs	Credit	Costs	Credit	Remediation Component Costs	Credit		
<u>2007 Tax Year</u>													
185 Riverdale Avenue LLC	C360074 185-187 Riverdale Avenue	3	Westchester	Yonkers	Y	-	-	15,496,117	2,789,301	-	-	15,496,117	2,789,301
<u>2008 Tax Year</u>													
Hydro-Air Compnents, Inc. ^{1/}	C915204 Steelfields Area IV	9	Erie	Buffalo	N	-	-	645,363	77,444	-	-	645,363	77,444
<u>2009 Tax Year</u>													
Tiago Holdings, LLC	C231045 East River Plaza	2	New York	NYC	Y	2,347,962	422,633	319,609,647	57,529,736	-	-	321,957,609	57,952,369
LHL Holdings L.P.	C231043 West 61st Street Site	2	New York	Manhattan	N	109,801	13,176	133,245,314	15,989,438	471,406	56,569	133,826,521	16,059,183
BN Partners Associates, LLC	C447037 College Park Site	4	Schenectady	Schenectady	Y	3,722,346	670,022	33,055,066	5,949,912	-	-	36,777,412	6,619,934
Flushing Town Center, L.P.	<i>see note 2/</i>	2	Queens	Queens	N	-	-	35,844,947	3,584,495	-	-	35,844,947	3,584,495
Adee & Lester Limited Partnership	C203039 Former Dico G Auto and Truck Repair	2	Bronx	Bronx	Y	-	-	17,254,041	3,450,808	-	-	17,254,041	3,450,808
LC Main, LLC	C360073 221 Main Street	3	Westchester	White Plains	Y	-	-	14,946,416	2,989,283	-	-	14,946,416	2,989,283
Genesee Hamilton, L.P.	C828124 River Park Commons Tower	8	Monroe	Rochester	Y	-	-	10,690,845	1,924,352	-	-	10,690,845	1,924,352
Avenue U Partners, LLC	C224126 Foundation for Torah Studies Project	2	Kings	Brooklyn	Y	7,916,798	1,583,360	-	-	-	-	7,916,798	1,583,360
Norampac Industries, Inc.	C915200 Former NL Industries Foundry	9	Erie	Cheektowaga	N	5,513,557	661,627	-	-	-	-	5,513,557	661,627
Avalonbay Communities, Inc.	C241049 Queens West (Hunter's Point) Parcel 9	2	Queens	Queens/NYC	N	-	-	3,629,165	435,500	-	-	3,629,165	435,500
West End Enterprises, LLC	C231043 West 61st Street (Track 1 Area)	2	New York	NYC	N	341	41	3,258,501	391,020	22,850	2,742	3,281,692	393,803
Santa Croce Group, LLC	C915223 Niagara St. & Pennsylvania Ave	9	Erie	Buffalo	Y	629,477	251,791	444,335	79,980	-	-	1,073,812	331,771
Stella Ireland Road Associates, LLC	C704048 Fmr. Endicott Johnson-Ranger Paracord, Southern Seg.	7	Broome	Johnson City	N	134,833	13,483	2,268,413	226,841	-	-	2,403,246	240,324
Duke Realty Construction, Inc.	<i>see note 3/</i>	9	Erie	Buffalo	Y	-	-	592,001	118,400	-	-	592,001	118,400
Gary and Marcia Stern Family Limited Partnership	C828115 Rochester Drug Cooperative Bldg	8	Monroe	Rochester	N	-	-	1,038,474	103,847	-	-	1,038,474	103,847
Coltec Industries Inc.	C859001 Garlock - Klozures	8	Wayne	Palmyra	N	-	-	780,703	93,684	-	-	780,703	93,684
White Plains Courtyard L.P.	C203031 Former Shell Service Station	2	Bronx	Bronx	Y	-	-	440,000	88,000	-	-	440,000	88,000
Coltec Industries Inc.	C859027 Garlock - Gylon Site	8	Wayne	Palmyra	N	-	-	545,767	65,492	-	-	545,767	65,492
South Hill Business Campus LLC	C755012 Former Axiohm Facility	7	Tompkins	Ithaca	N	-	-	572,068	57,207	14,610	1,461	586,678	58,668
Germanow-Simon Corporation	C828117 Ward Street Site	8	Monroe	Rochester	Y	-	-	292,561	58,512	-	-	292,561	58,512
R.J. Dorschel Corp.	C828134 Former Steve Joy's Sunoco	8	Monroe	Rochester	N	287,860	28,786	45,659	4,566	127,189	12,719	460,708	46,071
Swrna Holdings, LLC	C835008 Former Griffin Technology Site	8	Ontario	Farmington	N	457,166	45,717	-	-	-	-	457,166	45,717
Dermot Clinton Green, LLC	C231043 West 61st Street (Track 1 Area)	2	New York	NYC	N	-	-	133,518	26,704	-	-	133,518	26,704
Collins Yonkers II, LLC	C360071 Yonkers Parcels B and C	3	Westchester	Yonkers	Y	-	-	41,436	7,458	-	-	41,436	7,458
Hydro-Air Compnents, Inc.	C915204 Steelfields Area IV	9	Erie	Buffalo	N	-	-	30,952	3,714	-	-	30,952	3,714
Noco Incorporated	C915211 Noco #S41	9	Erie	Buffalo	Y	14,097	2,537	-	-	-	-	14,097	2,537
432 North Franklin Properties, LLC	C734089 432 North Franklin Street	7	Onondaga	Syracuse	N	-	-	19,503	1,950	-	-	19,503	1,950
Swrna Holdings, LLC	C734088 American Bag and Metal Company, Inc.	7	Onondaga	Syracuse	N	16,163	1,616	-	-	-	-	16,163	1,616
Swrna Holdings, LLC	C734090 Carbacio Auto	7	Onondaga	Syracuse	Y	5,210	938	-	-	-	-	5,210	938
CVS Pharmacy, Inc.	C915192 Jonnie's Porta Signs	9	Erie	Blasdell	N	-	-	7,374	884	-	-	7,374	884
CL Development of Baldwinsville, LLC	C734085 Rick's Auto Redevelopment	7	Onondaga	Baldwinsville	N	-	-	-	-	2,739	329	2,739	329
TOTAL - ALL PROJECTS						21,155,611	3,695,727	594,928,186	96,048,528	638,794	73,820	616,722,591	99,818,075

1/ Claim reported \$414 in recaptured credit, lowering the net claim to \$77,030

2/ Credit claim covers activity on three

sites: C241078 Flushing Industrial Park (Western) Parcel 2

C241051 Flushing Industrial Park (Eastern) Parcel 1

C241079 Flushing Indust. Pk. (Western Waterfront)

Parcel 3

3/ Credit claim covers activity on three

sites: C915194 Former Buffalo Service Station

C915195 Buffalo Urban Renewal Agency W.

Property

C915203 4 New Seventh Street Site

Chapter 390 of the Laws of 2008 requires the Tax Department to produce a *Brownfield Credit Report*¹ by January 31st of each year. The mandate requires the Department to include the name of each taxpayer claiming the brownfield redevelopment tax credit, the remediated brownfield credit for real property taxes, or the environmental remediation credit, the amount of credit earned, and information identifying the brownfield project generating the credit. The Tax Department is also authorized to include any other information that it deems useful in analyzing the effects of the program.

In instances where the credit is earned by a pass-through entity such as a limited liability company (LLC), a partnership, or an S corporation, information will only be reported for the entity; names of individual members of the LLC, partners, or S corp shareholders will not be reported. Because the credit is fully refundable, the amount of credit earned is equal to the impact on the state financial plan.

Data for the report come directly from returns filed in the previous calendar year. Therefore, several caveats are in order:

1) The data appear exactly as reported by the taxpayer. No validations or error corrections were performed by the Department.

2) Likewise, the information represents the taxpayer's position on the return as filed and does not reflect any adjustments made either during return processing or in the course of an audit.

3) Reporting is limited to the entity earning credit as determined by the credit forms filed with the tax return.

4) The actual amount of credit claimed during the period covered by this report may exceed what is reported here. This can occur if recipients of credit from pass-through entities file returns claiming credit, but the entity has not yet filed a return.

5) The report covers returns received by the Tax Department during the period of January 1, 2010 through December 31, 2010. Generally, this period covers the 2009 tax year. However, as a result of statutorily-permitted filing extensions and differing fiscal years, some returns for tax years prior to 2009 could be filed in 2010 and some 2009 tax year returns will not be filed until 2011.

6) Amounts do not necessarily represent finished projects. Some of these projects may be works-in-progress. The clean-up components are available for 5 years and the property component is available for 10 years.

¹Section 171-r of the Tax Law

REMEDIATED BROWNFIELD CREDIT FOR REAL PROPERTY TAXES

Taxpayer Name	Project Site Name	DEC Region	County	Municipality	En-Zone	Credit Claimed
Duke Realty Construction, Inc.	<i>see note 1</i>	9	Erie	Buffalo	Y	2,365,370
LC Main LLC	C360073 221 Main Street	3	Westchester	White Plains	Y	1,877,234
Dermot Clinton Green, LLC	C231011 Clinton Green Development Project	2	New York	Manhattan	Y	99,910
South Hill Business Campus LLC	C755012 Former Axiohm Facility	7	Tompkins	Ithaca	N	9,507
Germanow-Simon Corporation	C828117 Ward Street Site	8	Monroe	Rochester	Y	8,973
Gary and Marcia Stern Family Limited Partnership	C828115 Rochester Drug Cooperative Bldg	8	Monroe	Rochester	N	2,732
TOTAL						4,363,726

ENVIRONMENTAL REMEDIATION INSURANCE CREDIT

Taxpayer Name	Project Site Name	DEC Region	County	Municipality	En-Zone	Credit Claimed
<i>None received in 2010 calendar year</i>						
TOTAL						-

1/ Credit claim covers activity on three sites:
 C915194 Former Buffalo Service Station
 C915195 Buffalo Urban Renewal Agency W. Property
 C915203 4 New Seventh Street Site

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In instances where the credit is earned by a pass-through entity such as a limited liability company (LLC), a partnership, or an S corporation, information will only be reported for the entity; names of individual members of the LLC, partners, or S corp shareholders will not be reported. Because the credit is fully refundable, the amount of credit earned is equal to the impact on the state financial plan.

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