

EASEMENT RESOLUTION

A regular meeting of the Onondaga County Industrial Development Agency (the "Agency") was convened in public session on December 11, 2025, at 8:30 a.m., at 335 Montgomery Street, Floor 2M, Syracuse, New York.

The meeting was called to order by the (Vice) Chairperson of the Agency and, upon roll being called, the following members of the Agency were:

PRESENT: Pat Hogan
Susan Stanczyk
Elizabeth Drefuss
Leslie English

ABSENT: Garard Grannell
Cydney Johnson
Fanny Villarreal

ALSO PRESENT: Robert M. Petrovich, Executive Director
Jeffrey W. Davis, Esq., Agency Counsel
Amanda M. Fitzgerald, Esq., Agency Counsel

The following resolution was offered by Susan Stanczyk, seconded by Elizabeth Dreyfuss to wit:

RESOLUTION AUTHORIZING THE EXECUTION OF AN EASEMENT IN CONNECTION WITH 5064 STATE ROUTE 31 AND DETERMINING OTHER MATTERS IN CONNECTION THEREWITH.

WHEREAS, the Agency is authorized and empowered by the provisions of Chapter 1030 of the 1969 Laws of New York, constituting Title 1 of Article 18-A of the General Municipal Law, Chapter 24 of the Consolidated Laws of New York, as amended (the "Enabling Act"), Chapter 435 of the Laws of 1970 of the State of New York and Chapter 676 of the Laws of 1975 of the State of New York, as amended, constituting Section 895 of said General Municipal Law (said Chapter and the Enabling Act being hereinafter collectively referred to as the "Act") to promote, develop, encourage and assist in the acquiring, constructing, reconstructing, improving, maintaining, equipping and furnishing of manufacturing, warehousing, research, commercial and industrial facilities, among others, for the purpose of promoting, attracting and developing economically sound commerce and industry to advance the job opportunities, health, general prosperity and economic welfare of the people of the State of New York, to improve their prosperity and standard of living, and to prevent unemployment and economic deterioration; and

WHEREAS, to accomplish its stated purposes, the Agency is authorized and empowered under the Act to acquire by purchase, grant, lease, gift, pursuant to the provisions of the eminent domain procedure law, or otherwise and to use, real property or rights or easements therein

or otherwise dispose of any such property in such manner as the Agency shall determine; and

WHEREAS, the Agency currently owns the property located at 5064 State Route 31 in the Town of Clay, Onondaga County, New York (known as the White Pine Municipal Pump Station) (the “Premises”); and

WHEREAS, Niagara Mohawk Power Corporation (doing business as National Grid) (“National Grid” or the “Grantee”) desires to obtain an easement to install electrical transformers and other equipment required for electric and utility services for the Premises and nearby lands; and

WHEREAS, the Agency desires to execute and deliver to the Grantee an easement (the “Easement”), which Easement will grant to the Grantee a perpetual easement and right-of-way, on, over, under, through, and across the Premises with the right, privilege, and authority to, among other things, construct, reconstruct, relocate, extend, repair, maintain, operate, inspect, patrol, and, at its pleasure, abandon or remove electric lines, natural gas pipeline, gas regulator station, and related infrastructure and equipment, now within or hereafter placed within the Premises, as National Grid shall from time to time deem useful, appropriate or necessary, which Easement shall include a line or lines of pipe, valves, fittings, handholes, manholes, conduit, vaults, housings, connectors, pedestals, closures, markers, cables, connections to aboveground facilities, braces, fittings, foundations, anchors, lateral service lines, and other fixtures and appurtenances including electric to support the facilities (collectively, the “Facilities”), which National Grid shall require from time to time, for the transmission and distribution of electric and gas for public or private use, in, upon, over, under, and across that portion of the Premises, and the highways abutting or running through the Premises, and to renew, replace, add to, and otherwise change the Facilities and each and every part thereof and the location thereof within the Premises, and utilize the Facilities within the Premises; and

WHEREAS, pursuant to Article 8 of the Environmental Conservation Law of the State of New York, as amended, and the regulations of the Department of Environmental Conservation of the State of New York promulgated thereunder (collectively referred to hereinafter as “SEQRA”), the Agency is required to make a determination with respect to the environmental impact of any Type I or Unlisted “action” (as defined by SEQRA) to be taken by the Agency, and the granting of the Easement constitutes such an action; and

WHEREAS, an Environmental Assessment Form (the “EAF”) has been prepared to aid the Agency in determining whether the granting of the Easement may have a significant effect upon the environment; and

WHEREAS, the members of the Agency have determined to consent to and join in the execution and delivery of the Easement.

NOW, THEREFORE, BE IT RESOLVED BY THE MEMBERS OF THE ONONDAGA COUNTY INDUSTRIAL DEVELOPMENT AGENCY AS FOLLOWS:

Section 1. Based upon an examination of the EAF prepared for the granting of the Easement, the criteria contained in 6 NYCRR §617.7(c), and based further upon the Agency’s

Section 1. Based upon an examination of the EAF prepared for the granting of the Easement, the criteria contained in 6 NYCRR §617.7(c), and based further upon the Agency's knowledge of the Premises, and such further investigation of the Premises as the Agency has deemed appropriate, the Agency makes the following findings and determinations with respect to the granting of the Easement pursuant to SEQRA:

(a) The granting of the Easement constitutes an "Unlisted" action (as said quoted term is defined in SEQRA); and

(b) The Agency, acting as "Lead Agency" (as said quoted term is defined in SEQRA), hereby determines that the granting of the Easement will not have a significant adverse effect on the environment, and the Agency will not require the preparation of an Environmental Impact Statement with respect to the granting of the Easement.

Section 2. (A) The Executive Director is hereby authorized, on behalf of the Agency, to negotiate, finalize, execute and deliver the Easement and any other related necessary documents in the form and substance approved by and upon the advice of counsel to the Agency; and (B) the Executive Director is hereby further authorized, on behalf of the Agency, to designate any additional Authorized Representatives of the Agency.

Section 3. The Chairperson, Vice Chairperson and/or Executive Director of the Agency are hereby authorized and directed to distribute copies of this Resolution and to do such further things or perform such acts as may be necessary or convenient to implement the provisions of this Resolution.

Section 4. This Resolution shall take effect immediately upon adoption.

	<u>AYE</u>	<u>NAY</u>	<u>ABSENT</u>
Patrick Hogan	X		
Garard Grannell			X
Cydne Johnson			X
Elizabeth Dreyfuss	X		
Susan Stanczyk	X		
Leslie English	X		
Fanny Villarreal			X

The Resolution was thereupon declared duly adopted.

STATE OF NEW YORK)
) ss.:
COUNTY OF ONONDAGA)

I, the undersigned Secretary of the Onondaga County Industrial Development Agency, DO HEREBY CERTIFY that I have compared the foregoing extract of the minutes of the meeting of the members of the Agency, including the Resolution contained therein, held on December 11, 2025, with the original thereof on file in my office, and that the same is a true and correct copy of such proceedings of the Agency and of such Resolution set forth therein and of the whole of said original so far as the same relates to the subject matter therein referred to.

I FURTHER CERTIFY that (A) all members of the Agency had due notice of said meeting, (B) said meeting was in all respects duly held, (C) pursuant to Article 7 of the Public Officers Law (the "Open Meetings Law"), said meeting was open to the general public and due notice of the time and place of said meeting was duly given in accordance with such Open Meetings Law, and (D) there was a quorum of the members of the Agency present throughout said meeting.

I FURTHER CERTIFY that as of the date hereof, the attached Resolution is in full force and effect and has not been amended, repealed, or rescinded.

IN WITNESS WHEREOF, I have hereunto set my hand this 11 day of December, 2025.

Alvaro Rodriguez
Secretary

(SEAL)