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Project: RPNY Solar 7 (9071 Alexander Rd.)

Genesee County Economic Development Center

Power People Incentives

Capex	$ 3,552,186	Savings	
Sales Taxable (est.)	$ 3,552,186	$ 284,175	
Mortgage (est.)	$ 3,374,576	$ 33,746	1% of 1.25%
Property Tax	below	$ 306,147	
Total		$ 624,068	

Note: Includes Town of Batavia Host Agreement

	Fixed $ per MW AC	MW AC	from Assessor Assessed Value Per MW	Assessed Value
	$ 4,000	2.5	$ 450,000.00	$ 1,125,000
Escalator	2.0%			

Revenue to PILOT Payment - Host Divided by Current Property

Economic Impact	$	373,124
ROI	$	28.89

Year of Exemption	Fixed Payment $4000 per MW	Town of Batavia	Genesee County	Batavia School	Total Payments	Increase property taxes due to loss of ag exemption	Total PILOT payments and property taxes to be received	Current property taxes on base land (including ag exemption)	Total Payments to municipalities upon project completion
	tax rate		$ 0.16	$ 19.23	$ 28.39				
1	$ 10,000	$ -	$ 3,226	$ 6,774	$ 10,000	$ -	$ 10,000	$ 861	$ 10,017
2	$ 10,200	$ -	$ 3,291	$ 6,909	$ 10,200	$ -	$ 10,200	$ 861	$ 10,217
3	$ 10,404	$ -	$ 3,357	$ 7,047	$ 10,404	$ -	$ 10,404	$ 861	$ 10,421
4	$ 10,612	$ -	$ 3,424	$ 7,188	$ 10,612	$ -	$ 10,612	$ 861	$ 10,629
5	$ 10,824	$ -	$ 3,492	$ 7,332	$ 10,824	$ -	$ 10,824	$ 861	$ 10,841
6	$ 11,041	$ -	$ 3,562	$ 7,479	$ 11,041	$ -	$ 11,041	$ 861	$ 11,058
7	$ 11,262	$ -	$ 3,634	$ 7,628	$ 11,262	$ -	$ 11,262	$ 861	$ 11,279
8	$ 11,487	$ -	$ 3,706	$ 7,781	$ 11,487	$ -	$ 11,487	$ 861	$ 11,504
9	$ 11,717	$ -	$ 3,780	$ 7,936	$ 11,717	$ -	$ 11,717	$ 861	$ 11,734
10	$ 11,951	$ -	$ 3,856	$ 8,095	$ 11,951	$ -	$ 11,951	$ 861	$ 11,968
11	$ 12,190	$ -	$ 3,933	$ 8,257	$ 12,190	$ -	$ 12,190	$ 861	$ 12,207
12	$ 12,434	$ -	$ 4,012	$ 8,422	$ 12,434	$ -	$ 12,434	$ 861	$ 12,451
13	$ 12,682	$ -	$ 4,092	$ 8,590	$ 12,682	$ -	$ 12,682	$ 861	$ 12,699
14	$ 12,936	$ -	$ 4,174	$ 8,762	$ 12,936	$ -	$ 12,936	$ 861	$ 12,953
15	$ 13,195	$ -	$ 4,257	$ 8,938	$ 13,195	$ -	$ 13,195	$ 861	$ 13,212
Total	$ 172,934	$ -	$ 55,797	$ 117,137	$ 172,934	$ -	$ 172,934	$ 12,915	$ 173,189

* no Pilots on Ad Valorem Taxes
Total tillable acres
Solar acres
Total Ag Exemption $ -

The value of Ag Exemption elimination due to permanent conversion of farm land

	Town Tax Rate	$ -
0	Current ag exemption amount (add from CARS)	$ -
13	County and School Taxes on Ag Exemption	$ -
	Town of Batavia (only) Taxes on Ag Exemption	$ -
	Total taxes due based on the elimination of Ag Exemption	$ -
	Current Property Taxes on Property	$ 861

note: base land tax will remain the same and paid outside the PILOT

	Properly Taxes at 100% assesssed value (assessor)	$ 11,939
	Term	15
	Total PILOT	$ 479,081
	Savings	$ 306,147

1.25%

GCEDC fee	$	44,402
Workforce Community Benefit	$	25,000
Subtotal	$	69,402
GCEDC Legal	$	7,000
Total Fee	$	76,402

Net Savings $ 547,665

	Fixed $ per MW AC	MW AC
	$ 2,500	2.5
	2.0%	

Town of Batavia	Escalator
Year of Exemption	Fixed Payment $2500 per MW
1	$ 6,250
2	$ 6,375
3	$ 6,503
4	$ 6,633
5	$ 6,765
6	$ 6,901
7	$ 7,039
8	$ 7,179
9	$ 7,323
10	$ 7,469
11	$ 7,619
12	$ 7,771
13	$ 7,927
14	$ 8,085
15	$ 8,247
16	$ 8,412
17	$ 8,580
18	$ 8,752
19	$ 8,927
20	$ 9,105
21	$ 9,287
22	$ 9,473
23	$ 9,662
24	$ 9,856
25	$ 10,053
Total	$ 200,189

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Jun 10/21/22