

April 20, 2022

Attn: John Deer, Town Supervisor
Town of Manlius
301 Brooklea Drive
Fayetteville, New York 13066

RE: Meltwater Solar, LLC
Notice of Intent to Construct Solar Energy Project Pursuant to RPTL §487
Site Address: 6101 Kirkville Road North, Manlius, NY 13082
Parcel ID: 313889 071.-02-09.0

To Whom It May Concern:

This notice is to inform you that Cypress Creek Renewables (“the developer”) intends to develop and construct a community solar energy system within your jurisdiction. The solar energy system will have a nameplate capacity of 5 MWac on a site located at 6101 Kirkville Road North, Town of Manlius, Onondaga County, NY.

As you are aware, New York State Real Property Tax Law § 487 (“RPTL-487”) provides for a 15-year exemption from taxation for any increase in value of real property due to the installation of certain solar energy systems. Under RPTL-487, Solar or Wind Energy Systems Exemption, the developer is required to provide written notification to the appropriate local taxing jurisdictions upon execution of an interconnection agreement with a utility.

We are providing this notice to you pursuant to Real Property Tax Law § 487(8)(b) to inform you that Meltwater Solar, LLC has entered into an interconnection agreement and made necessary deposit with National Grid. This signifies the beginning of construction as defined under Real Property Tax Law § 487(8)(b).

Specifically, we are providing this letter to you as our Notice of Intent to Construct this solar system, which commences the sixty-day notice period under Real Property Tax Law § 487(9)(a).

As per RPTL-487, a jurisdiction that intends to request that a developer enter into a Payment in Lieu of Taxes (PILOT) agreement must inform the developer of this intent within 60 days of receiving this notification. While solar energy systems may not be subject to taxation in this regard, Cypress Creek Renewables wishes to enter into mutually acceptable PILOT agreement with all appropriate taxing jurisdictions for the first fifteen (15) years of the project's life.

Cypress Creek Renewables expects to make a substantial local investment through the development and operation of this project. The project's initial economic benefits to the community would occur during the initial site preparation and construction phase of the project. Economic activities will continue through ongoing operations and maintenance in addition to the PILOT and/or tax revenue at the local level. These local economic benefits will occur with negligible, if any, impact on community resources such as emergency services, schools or public roads.

Please refer to the attached overview of Cypress Creek Renewables and our development of Community Solar in New York for additional context on this state-of-the-art distributed generation energy system.

Once we receive a formal response (within 60 days of this notice), I or a representative of Cypress Creek's counsel will be reaching out to schedule a meeting with you. We look forward to working with you to discuss a PILOT agreement as per RPTL-487.

In the meantime, please don't hesitate to contact me with any questions that you may have.

Respectfully,

Jim Geddis
Project Developer, Meltwater Solar, LLC
Cypress Creek Renewables
Email: jim.geddis@ccrenew.com | Phone: (518) 217-3160

Please return RPTL-487 correspondence to:

Re: Meltwater Solar, LLC
Cypress Creek Renewables
PO Box 173
Latham, NY 12110