

**Jefferson County Industrial Development Agency  
Public Hearing Minutes  
September 26, 2022**

The Jefferson County Industrial Development Agency held a public hearing at 11:00 a.m. Monday, September 26, 2022, at the Town of Watertown Municipal Building, 22867 County Route 67, Watertown, New York, and via live stream for **L2, LLC** for a Straight Lease transaction.

Project Information:

**L2, LLC**, for itself and/or for an entity or entities to be formed (collectively, the “Company”), has submitted an application to the Agency requesting the Agency’s assistance with a certain project (the “Project”) consisting of: (i) the acquisition by the Agency of a leasehold interest in approximately 4.21 acres of real property located at County Route 200 in the Town of Watertown, New York (the “Land”, being more particularly described as tax parcel No. 73.20-1-2.17); (ii) the planning, design, construction and operation of approximately 30,000 square feet of building space, portions of which will be leased by the Company to (a) **LAWMAN HEATING & COOLING, INC.** for operation as a sheet metal and roof manufacturing facility and (b) **DESIGN BUILD INNOVATIONS, LLC** for operation as a fabrication facility, along with interior office and warehousing spaces, exterior utility and site improvements, parking lots, loading docks, access and egress improvements, signage, curbage, sidewalks, landscaping and stormwater retention improvements (collectively, the “Improvements”); (iii) the acquisition of and installation in and around the Land and Improvements by the Company of machinery, equipment, fixtures and other items of tangible personal property (the “Equipment”; and, collectively with the Land and the Improvements, the “Facility”); and (iv) entering into a straight lease transaction (within the meaning of subdivision (15) of Section 854 of the Act), pursuant to which the Agency will retain a leasehold interest in the Facility for a period of time and sublease such interest in the Facility back to the Company (the “Straight Lease Transaction”).

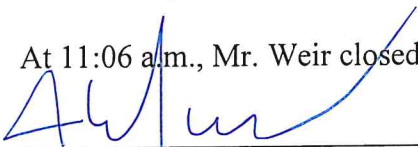
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**Staff:** Marshall Weir, Deputy CEO

**Public Present:** No public was present.

Mr. Weir opened the hearing at 11:00 a.m. and read the public hearing rules and public hearing notice. He reviewed the financial assistance for the project as well as the cost benefit analysis. He said the cost benefit analysis shows a 98:1 benefit to cost ratio. The estimated costs of exemptions show a discounted value of \$521,800 with total benefits to state and region of \$50,954,771.

At 11:06 a.m., Mr. Weir closed the hearing.



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Marshall Weir  
Hearing Officer