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LOCAL LAW NO. 2-2004

A LOCAL LAW AUTHORIZING THE LEASE OF COUNTY PROPERTY TO ONONDAGA HOTEL VENTURES, LLC

BE IT ENACTED BY THE COUNTY LEGISLATURE OF THE COUNTY OF ONONDAGA, AS FOLLOWS:

Section 1. The construction of the Onondaga County Convention Center Complex has resulted in a positive economic benefit in and for Onondaga County. The New York State enabling legislation for the Onondaga County Convention Center (Chapter 839 of the Laws of 1987, Section 22) provided for, as a matter of public purpose, a hotel facility as part of that complex, and the County has determined that in order to sustain and promote growth in the convention industry in the County, it is necessary to attract a new first-class convention hotel across the street from the Onondaga County Convention Center.

Section 2. The County of Onondaga is the owner of approximately 2.4 ± acres vacant land located in the City of Syracuse bounded by Harrison, South Townsend and South State Streets, and a copy of the legal description of said 2.4± acres property is on file with the Clerk of this Legislature.

Section 3. The County issued a Request for Development Proposals to solicit proposals for the development of a first-class convention hotel, and Onondaga Hotel Ventures, LLC has proposed to construct a first-class 350 room hotel across from the Convention Center on said 2.4 ± acres.

Section 4. The County hereby is authorized to lease up to 2.4± acres of land as described in Section 2 above to Onondaga Hotel Ventures, LLC, for a period not to exceed an initial term of fifty years together with the period of construction, and Onondaga Hotel Ventures, LLC shall have the option to renew said lease for a period not to exceed five renewal terms of ten years each, and the rent for the initial term and the renewal terms shall be at least one dollar per year, pursuant to a Development Agreement authorized by resolution of this Onondaga County Legislature.

Section 5. The Onondaga County Executive is authorized to enter into agreements to effectuate said lease and carry out the intent of this local law.

Section 6. This local law supersedes Section 215 of the County Law.

Section 7. This local law shall take effect in accordance with Sections 20, 21 and 24 of the Municipal Home Rule Law, subject to permissive referendum.

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ONONDAGA COUNTY
LEGISLATURE

ADOPTED

DEC 30 2004

I HEREBY CERTIFY THAT THE FOREGOING IS A TRUE AN
EXACT COPY OF LEGISLATION DULY ADOPTED BY THE
COUNTY LEGISLATURE OF ONONDAGA COUNTY ON THE
30th DAY OF December, 2004

Deborah L. Fitzpatrick

CLERK, COUNTY LEGISLATUR
ONONDAGA COUNTY, NEW YOR