

Redacted

TOWN OF HEMPSTEAD  
INDUSTRIAL DEVELOPMENT AGENCY

PROJECT APPLICATION

DATE: July 1, 2021

APPLICATION OF: EMPIRE OFFSHORE WIND LLC  
Name of Owner and/or User of Proposed Project

ADDRESS: 120 LONG RIDGE ROAD  
STAMFORD, CT 06902

CONTACT: JONATHAN FORDE

PHONE NUMBER:

EMAIL ADDRESS: \_\_\_\_\_

FAX NUMBER: \_\_\_\_\_

Type of Application: ☐ Tax-Exempt Bond ☐ Taxable Bond  
☒ Straight Lease ☐ Refunding Bond  
☐ Special Straight Lease

*Town of Hempstead Industrial Development Agency  
350 Front Street, Rom 234A  
Hempstead, New York 11550  
516-489-5000 extension 4200*

**Part I: Owner & User Data**

1. **Owner Data:**

A. Owner (Applicant for assistance): **EMPIRE OFFSHORE WIND LLC**

B. Address: **120 LONG RIDGE ROAD**  
**STAMFORD, CT 06902**

Federal Employer ID #: \_\_\_\_\_ Website: **WWW.EQUINOR.COM**

Owner Officer Certifying Application: **MATTHEW BROTMANN**

Title of Officer: **SR. LEGAL COUNSEL**

Phone Number: \_\_\_\_\_ E-mail: \_\_\_\_\_ !

B. Business Type:

Sole Proprietorship ☐ Partnership ☒ Privately Held

Public Corporation ☐ Listed on \_\_\_\_\_

State of Incorporation/Formation: **DELAWARE**

C. Nature of Business:

(e.g., "manufacturer of \_\_\_\_\_ for \_\_\_\_\_ industry"; "distributor of \_\_\_\_\_"; or "real estate holding company")

**PLEASE SEE SCHEDULE D**

D. Owner Counsel:

Firm Name: **FARRELL FRITZ, P.C.**

Address: **400 RXR PLAZA**  
**UNIONDALE, NEW YORK 11556**

Individual Attorney: **PETER L. CURRY, ESQ.**

Phone Number: \_\_\_\_\_ E-mail: \_\_\_\_\_

E. Principal Stockholders, Members or Partners, if any, of the Owner (5% or more equity):

Name	Percent Owned
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<b><u>EMPIRE OFFSHORE WIND HOLDINGS LLC</u></b>	<b><u>100%</u></b>
<b><u>(SEE ATTACHED LIST OF DIRECTORS)</u></b>	

F. Has the Owner, or any subsidiary or affiliate of the Owner, or any stockholder, partner, member, officer, director or other entity with which any of these individuals is or has been associated with:

- i. ever filed for bankruptcy, been adjudicated bankrupt or placed in receivership or otherwise been or presently is the subject of any bankruptcy or similar proceeding? (if yes, please explain) **NO**

- 
- ii. been convicted of a felony, or misdemeanor, or criminal offense (other than a motor vehicle violation)? (if yes, please explain) **NO**
- 

G. If any of the above persons (see "E", above) or a group of them, owns more than 50% interest in the Owner, list all other organizations which are related to the Owner by virtue of such persons having more than a 50% interest in such organizations.

**PLEASE SEE ORGANIZATION CHART.**

H. Is the Owner related to any other organization by reason of more than a 50% ownership? If so, indicate name of related organization and relationship:

**PLEASE SEE ORGANIZATION CHART.**

I. List parent corporation, sister corporations and subsidiaries:

**PLEASE SEE ORGANIZATION CHART.**

J. Has the Owner (or any related corporation or person) been involved in or benefited by any prior industrial development financing in the municipality in which this project is located, whether by this agency or another issuer? (Municipality herein means city, town or village, or if the project is not in an incorporated city, town or village, the unincorporated areas of the county in which it is located.) If so, explain in full: **NO**

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K. List major bank references of the Owner:

**JP MORGAN-GLOBAL BANK;** \_\_\_\_\_

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**US Wholly-Owned Subsidiaries  
as of February 22, 2021**

**Equinor ASA**

- Equinor Energy AS**
  - Equinor E&P Americas Investment LLC (0.1%)
  - Equinor E&P Americas LP (99.9%)
  - Equinor US Holdings Inc. (51.6%)
    - Equinor US Capital LLC
    - Equinor E&P Americas AS
    - Danske Commodities US LLC
    - Equinor Shipping Inc.
    - Equinor Marketing & Trading US Inc.
    - Equinor Pipelines LLC
    - Equinor Wind US LLC
      - Beacon Wind LLC
      - Beacon Wind Holdings LLC (50%)
      - Equinor Wind Services LLC
      - Empire Offshore Wind Holdings LLC (50%)
      - Empire Offshore Wind LLC
    - Equinor South Riding Point LLC
    - Equinor Energy Trading Inc.
      - Equinor Gulf of Mexico Inc.
        - Spinnaker FR SparCo LLC
        - Equinor USA E&P Inc.
      - Equinor Gulf of Mexico LLC
        - Equinor Global Projects LLC
      - Equinor US Operations LLC
      - Equinor Gulf of Mexico Response Company LLC
      - Equinor Gulf Properties Inc. 4030
      - Equinor Projects Inc.
        - Equinor USA Onshore Properties Inc.
        - Onshore Holdings LLC
      - Equinor USA Properties Inc.
        - Equinor Exploration Company
          - Equinor Energy Services Inc.
            - Equinor Energy LP (68.5% LP)
        - Equinor Louisiana Properties LLC
        - Equinor Texas Onshore Properties LLC
  - Equinor Norsk LNG AS** (48.4%)

**Legend:**

- CFO subsidiary
- MMP subsidiaries
- Norwegian entities
- DPI subsidiaries
- NES subsidiary
- GSB subsidiary
- Equinor Wind US LLC owns 50% / non-Equinor entity owns 50%

**Please Note:**

- Nigerian and British Virgin Islands entities not shown
- Entities with minority interest ownership are not included

2. User Data

*\*\* (for co-applicants for assistance or where a landlord/tenant relationship will exist between the owner and the user) \*\** **NOT APPLICABLE**

A. User (together with the Owner, the "Applicant"): \_\_\_\_\_

Address: \_\_\_\_\_  
\_\_\_\_\_

Federal Employer ID #: \_\_\_\_\_ Website: \_\_\_\_\_

NAICS Code: \_\_\_\_\_

User Officer Certifying Application: \_\_\_\_\_

Title of Officer: \_\_\_\_\_

Phone Number: \_\_\_\_\_ E-mail: \_\_\_\_\_

B. Business Type:

Sole Proprietorship ☐ Partnership ☐ Privately Held ☐

Public Corporation ☐ Listed on \_\_\_\_\_

State of Incorporation/Formation: \_\_\_\_\_

C. Nature of Business:

(e.g., "manufacturer of \_\_\_\_\_ for \_\_\_\_\_ industry"; "distributor of \_\_\_\_\_"; or "real estate holding company")

\_\_\_\_\_

D. Are the User and the Owner Related Entities? Yes ☐ No ☐

i. If yes, the remainder of the questions in this Part I, Section 2 (with the exception of "F" below) need not be answered if answered for the Owner.

ii. If no, please complete all questions below.

E. User's Counsel:

Firm Name: \_\_\_\_\_

Address: \_\_\_\_\_  
\_\_\_\_\_

Individual Attorney: \_\_\_\_\_

Phone Number: \_\_\_\_\_

E-mail: \_\_\_\_\_

F. Principal Stockholders or Partners, if any (5% or more equity):

Name

Percent Owned

G. Has the User, or any subsidiary or affiliate of the User, or any stockholder, partner, officer, director or other entity with which any of these individuals is or has been associated with:

- i. ever filed for bankruptcy, been adjudicated bankrupt or placed in receivership or otherwise been or presently is the subject of any bankruptcy or similar proceeding? (if yes, please explain)

- ii. ever been convicted of a felony or criminal offense (other than a motor vehicle violation)? (if yes, please explain)

H. If any of the above persons (see "E", above) or a group of them, owns more than 50% interest in the User, list all other organizations which are related to the User by virtue of such persons having more than a 50% interest in such organizations.

I. Is the User related to any other organization by reason of more than a 50% ownership? If so, indicate name of related organization and relationship:

J. List parent corporation, sister corporations and subsidiaries:

K. Has the User (or any related corporation or person) been involved in or benefited by any prior industrial development financing in the municipality in which this project is located, whether by this agency or another issuer? (Municipality herein means city, town or village, or if the project is not in an incorporated city, town or village, the unincorporated areas of the county in which it is located.) If so, explain in full:

L. List major bank references of the User:

**Part II – Operation at Current Location**

*\*\* (if the Owner and the User are unrelated entities, answer separately for each) \*\**

**NOT CURRENTLY OPERATING IN STATE**

1. Current Location Address: \_\_\_\_\_

2. Owned or Leased: \_\_\_\_\_

3. Describe your present location (acreage, square footage, number buildings, number of floors, etc.):  
\_\_\_\_\_

4. Type of operation (manufacturing, wholesale, distribution, retail, etc.) and products and/or services:  
\_\_\_\_\_  
\_\_\_\_\_

5. Are other facilities or related companies of the Applicant located within the State?

Yes ☐ No ☒

A. If yes, list the Address: \_\_\_\_\_

6. If yes to above ("5"), will the completion of the project result in the removal of such facility or facilities from one area of the state to another OR in the abandonment of such facility or facilities located within the State? Yes ☐ No ☐

A. If no, explain how current facilities will be utilized: \_\_\_\_\_  
\_\_\_\_\_

B. If yes, please indicate whether the project is reasonably necessary for the Applicant to maintain its competitive position in its industry or remain in the State and explain in full:  
\_\_\_\_\_  
\_\_\_\_\_

7. Has the Applicant actively considered sites in another state? Yes ☐ No

A. If yes, please list states considered and explain: \_\_\_\_\_

8. Is the requested financial assistance reasonably necessary to prevent the Applicant from moving out of New York State? Yes ☐ No

A. Please explain:

9. Number of full-time equivalent employees at current location and average salary:

**Part III – Project Data**

1. Project Type:

A. What type of transaction are you seeking?: (Check one)

Straight Lease ☒ Taxable Bonds ☐ Tax-Exempt Bonds ☐  
Equipment Lease Only ☐

B. Type of benefit(s) the Applicant is seeking: (Check all that apply)

Sales Tax Exemption ☒ Mortgage Recording Tax Exemption ☒  
PILOT Agreement: ☒

2. Location of project:

A. Street Address: 3645 HAMPTON ROAD, OCEANSIDE, NEW YORK

B. Tax Map: District \_\_\_\_\_ Section 43 Block 260 Lot(s) 195, 196, 206, 207, 208  
380 1203, 1209  
400 510, 515, 711

C. Municipal Jurisdiction:

- i. Town: HEMPSTEAD
- ii. Village: NOT APPLICABLE
- iii. School District: OCEANSIDE -11

D. Acreage: APPROX. 6.65

3. Project Components (check all appropriate categories):

- A. Construction of a new building ☒ Yes ☐ No
  - i. Square footage: FOOTPRINT OF SUBSTATION WILL BE 5 ACRES
- B. Renovations of an existing building ☐ Yes ☒ No
  - i. Square footage: \_\_\_\_\_
- C. Demolition of an existing building ☒ No
  - i. Square footage: THERE ARE ONLY TEMPORARY STRUCTURES
- D. Land to be cleared or disturbed ☒ Yes ☐ No
  - i. Square footage/acreage: 5 ACRES
- E. Construction of addition to an existing building ☐ Yes ☒ No
  - i. Square footage of addition: \_\_\_\_\_
  - ii. Total square footage upon completion: \_\_\_\_\_



F. Acquisition of an existing building ☐ Yes ☒ No  
i. Square footage of existing building: \_\_\_\_\_

G. Installation of machinery and/or Equipment ☒ Yes ☐ No  
i. List principal items or categories of equipment to be acquired: EQUIPMENT  
NECESSARY TO OPERATE AN ONSHORE SUBSTATION.

H. To what length will the project ensure energy efficiency in the design and operations?

THE OVERALL RENEWABLE WIND PROJECT WILL RESULT IN A  
SIGNIFICANT REDUCTION IN THE USE OF FOSSIL FUELS, REDUCE ENERGY  
BILLS, AND PROVIDE A MAJOR POSITIVE ENVIRONMENTAL IMPACT.

4. Current Use at Proposed Location:

A. Does the Applicant currently hold fee title to the proposed location? NO

i. If no, please list the present owner of the site: OCEANSIDE MARINE  
TERMINALS LLC AND DALY BLVD LLC

B. Present use of the proposed location: RECYCLING CENTER

C. Is the proposed location currently subject to an IDA transaction (whether through this  
Agency or another?) ☐ Yes ☒ No

i. If yes, explain: \_\_\_\_\_

D. Is there a purchase contract for the site? (if yes, explain): ☒ Yes ☐ No

AGREEMENT DATED APRIL 12, 2021

E. Is there an existing or proposed lease for the site? (if yes, explain): ☐ Yes ☒ No

\_\_\_\_\_

5. Proposed Use:

A. Describe the specific operations of the Applicant or other users to be conducted at the project  
site: PLEASE SEE SCHEDULE D.

B. Proposed product lines and market demands: PLEASE SEE SCHEDULE D.

C. If any space is to be leased to third parties, indicate the tenant(s), total square footage of the  
project to be leased to each tenant, and the proposed use by each tenant: N/A

\_\_\_\_\_

D. Need/purpose for project (e.g., why is it necessary, effect on Applicant's business):

E. PLEASE SEE SCHEDULE D.

F. Will any portion of the project be used for the making of retail sales to customers who personally visit the project location? Yes ☐ No ☒

i. If yes, what percentage of the project location will be utilized in connection with the sale of retail goods and/or services to customers who personally visit the project location? \_\_\_\_\_

6. Project Work:

A. Has construction work on this project begun? If yes, complete the following:

i. Site Clearance:	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>	% COMPLETE	_____
ii. Foundation:	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>	% COMPLETE	_____
iii. Footings:	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>	% COMPLETE	_____
iv. Steel:	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>	% COMPLETE	_____
v. Masonry:	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>	% COMPLETE	_____
vi. Other:	_____			

B. What is the current zoning? INDUSTRIAL Y ZONE

C. Will the project meet zoning requirements at the proposed location?

Yes ☒ No ☐

D. If a change of zoning is required, please provide the details/status of the change of zone request: N/A

E. Have site plans been submitted to the appropriate planning department? Yes ☐ No ☒

7. Project Completion Schedule:

A. What is the proposed commencement date for the acquisition and the construction/renovation/equipping of the project?

i. Acquisition: 8/1/2021

ii. Construction/Renovation/Equipping: 1/1/2024, WITH OPERATION COMMENCEMENT DATE OF 1/1/2027

B. Provide an accurate estimate of the time schedule to complete the project and when the first use of the project is expected to occur: THE PROJECT WILL COMMENCE CONSTRUCTION WHEN ALL NECESSARY REGULATORY APPROVALS ARE RECEIVED, AND IS SCHEDULED TO BECOME OPERATIONAL AT THE BEGINNING OF 2027.

## Part IV – Project Costs and Financing

### 1. Project Costs:

- A. Give an accurate estimate of cost necessary for the acquisition, construction, renovation, improvement and/or equipping of the project location:

<u>Description</u>	<u>Amount</u>
Land and/or building acquisition	\$30,000,000.00
Building(s) demolition/construction	\$70,800,000.00
Building renovation	\$ _____
Site Work	\$17,000,000.00
Machinery and Equipment	\$ _____
Legal Fees	\$ _____
Architectural/Engineering Fees	\$9,000,000.00
Financial Charges	\$ _____
Other (Specify) <u>ELECTRICAL</u> <u>EQUIPMENT, ENGINEERING</u> <u>AND COMMISSIONING</u>	\$95,000,000.00
Total	<u>\$221,800,000.00</u>

### 2. Method of Financing:

	<u>Amount</u>	<u>Term</u>
A. Tax-exempt bond financing:	\$ _____	_____ years
B. Taxable bond financing:	\$ _____	_____ years
C. Conventional Mortgage:	\$ _____	_____ years
D. SBA (504) or other governmental financing:	\$ _____	_____ years
E. Public Sources (include sum of all State and federal grants and tax credits):	\$ _____	
F. Other loans:	\$ _____	_____ years
G. Owner/User equity contribution:	\$221,800,000.00	_____ years

Total Project Costs \$221,800,000.00

- i. What percentage of the project costs will be financed from public sector sources?

0%

3. Project Financing:

- A. Have any of the above costs been paid or incurred (including contracts of sale or purchase orders) as of the date of this application? Yes X No ☐

i. If yes, provide detail on a separate sheet. **\$1,500,000.00 CONTRACT DEPOSIT WAS PLACED IN ESCROW.**

- B. Are costs of working capital, moving expenses, work in progress, or stock in trade included in the proposed uses of bond proceeds? Give details: NO

- 
- C. Will any of the funds borrowed through the Agency be used to repay or refinance an existing mortgage or outstanding loan? Give details: NO

- 
- D. Has the Applicant made any arrangements for the marketing or the purchase of the bond or bonds? If so, indicate with whom: N/A
-

## **Part V – Project Benefits**

### 1. Mortgage Recording Tax Benefit:

- A. Mortgage Amount for exemption (include sum total of construction/permanent/bridge financing):

**\$177,440,000.00 FOR POST-CLOSING FINANCING AT TIME OF STABILIZATION**

- B. Estimated Mortgage Recording Tax Exemption (product of Mortgage Amount and .75%):

**\$1,330,800.00**

### 2. Sales and Use Tax Benefit:

- A. Gross amount of costs for goods and services that are subject to State and local Sales and Use Tax (such amount to benefit from the Agency's exemption):

**\$40,000,000.00**

- B. Estimated State and local Sales and Use Tax exemption (product of **8.625%** and figure above):

**\$3,450,000.00**

- C. If your project has a landlord/tenant (owner/user) arrangement, please provide a breakdown of the number in "B" above:

i. Owner: **\$3,450,000.00**

ii. User: \$ \_\_\_\_\_

### 3. Real Property Tax Benefit:

- A. Identify and describe if the project will utilize a real property tax exemption benefit other than the Agency's PILOT benefit: **N/A**

- B. Agency PILOT Benefit:

i. Term of PILOT requested: **28 YEARS, COMMENCING AT BEGINNING OF CONSTRUCTION**

ii. Upon acceptance of this application, the Agency staff will create a PILOT schedule and indicate the estimated amount of PILOT Benefit based on anticipated tax rates and assessed valuation and attached such information to

Exhibit A hereto. At such time, the Applicant will certify that it accepts the proposed PILOT schedule and requests such benefit to be granted by the Agency.

*\*\* This application will not be deemed complete and final until Exhibit A hereto has been completed and executed.\*\**

#### **Part VI – Employment Data**

1. List the Applicant's and each users present employment, and estimates of (i) employment **at the proposed project location** at the end of year one and year two following project completion and (ii) the number of residents of the Labor Market Area\* ("LMA") that would fill the full-time and part-time jobs at the end of the second year following completion:

	<u>Present</u>	<u>First Year</u>	<u>Second Year</u>	<u>Residents of LMA</u>
Full-Time	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
Part-Time**	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>

\* The Labor Market Area includes the County/City/Town/Village in which the project is located as well Nassau and Suffolk Counties.

\*\* Agency staff converts Part-Time jobs into FTEs for state reporting purposes by dividing the number of Part-Time jobs by two (2).

2. Salary and Fringe Benefits:

Category of Jobs to be Retained and Created	Average Salary or Range of Salary	Average Fringe Benefits or Range of Fringe Benefits
Salary Wage Earners		
Commission Wage Earners		
Hourly Wage Earners		
1099 and Contract Workers		

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Note: The Agency reserves the right to visit the facility to confirm that job creation numbers are being met.

**Part VII – Representations, Certifications and Indemnification**

1. Is the Applicant in any litigation which would have a material adverse effect on the Applicant's financial condition? (if yes, furnish details on a separate sheet)

Yes                      No

2. Has the Applicant or any of the management of the Applicant, the anticipated users or any of their affiliates, or any other concern with which such management has been connected, been cited for a violation of federal, state or local laws or regulations with respect to labor practices, hazardous wastes, environmental pollution or other operating practices? (If yes, furnish details on a separate sheet)

Yes                      No

3. Is there a likelihood that the Applicant would not proceed with this project without the Agency's assistance? (If yes, please explain why; if no, please explain why the Agency should grant the benefits requested)

Yes X                      No ☐

**THE FINANCIAL ASSISTANCE BEING REQUESTED IS ESSENTIAL TO MAKE THE PROJECT FEASIBLE WITHIN THE TOWN OF HEMPSTEAD FROM A FINANCIAL PERSPECTIVE. THE APPLICANT WOULD NOT PROCEED WITHIN THE TOWN WITHOUT SUCH ASSISTANCE. FOR FURTHER INFORMATION, PLEASE SEE SCHEDULE D.**

4. If the Applicant is unable to obtain financial assistance from the Agency for the project, what would be the impact on the Applicant and on the municipality?

**PLEASE SEE SCHEDULE D.**

5. The Applicant understands and agrees that the provisions of Section 862(1) of the New York General Municipal Law, as provided below, will not be violated if financial assistance is provided for the proposed project:

§ 862. Restrictions on funds of the agency. (1) No funds of the agency shall be used in respect of any project if the completion thereof would result in the removal of an industrial or manufacturing plant of the project occupant from one area of the state to another area of the state or in the abandonment of one or more plants or facilities of the project occupant located within the state, provided, however, that neither restriction shall apply if the agency shall determine on the basis of the application before it that the project is reasonably necessary to discourage the project occupant from removing such other plant or facility to a location outside the state or is reasonably necessary to preserve the competitive position of the project occupant in its respective industry.

Initial 

6. The Applicant understands and agrees that in accordance with Section 858-b(2) of the General Municipal Law, except as otherwise provided by collective bargaining agreements, new employment opportunities created as a result of the project will be listed with the New York State Department of Labor, Community Services Division and with the administrative entity of the service delivery area created pursuant to the Job Training Partnership Act (PL 97-300) in which the project is located (collectively, the "Referral Agencies"). The Applicant also agrees, that it will, except as otherwise provided by collective bargaining contracts or agreements to which they are parties, first consider for such new employment opportunities persons eligible to participate in federal job training partnership programs who shall be referred by the Referral Agencies

Initial 

7. The Applicant confirms and acknowledges that the owner, occupant, or operator receiving financial assistance for the proposed project is in substantial compliance with applicable local, state and federal tax, worker protection and environmental laws, rules and regulations.

Initial 

8. The Applicant confirms and acknowledges that the submission of any knowingly false or knowingly misleading information may lead to the immediate termination of any financial assistance and the reimbursement of an amount equal to all or part of any tax exemption claimed by reason of the Agency's involvement the Project.

Initial 

9. The Applicant confirms and hereby acknowledges that as of the date of this Application, the Applicant is in substantial compliance with all provisions of Article 18-A of the New York General Municipal Law, including, but not limited to, the provision of Section 859-a and Section 862(1) of the New York General Municipal Law.

Initial 

10. In accordance with Section 862(1) of the New York General Municipal Law the Applicant understands and agrees that projects which result in the removal of an industrial or manufacturing plant of the project occupant from one area of the State to another area of the State or in the abandonment of one or more plants or facilities of the project occupant within the State is ineligible for financial assistance from the Agency, unless otherwise approved by the Agency as reasonably necessary to preserve the competitive position of the project in its respective industry or to discourage the project occupant from removing such other plant or facility to a location outside the State.

Initial 

11. The Applicant represents and warrants that to the Applicant's knowledge neither it nor any of its affiliates, nor any of their respective partners, members, shareholders or other equity owners, and none of their respective employees, officers, directors, representatives or agents is, nor will they become a person or entity with who United States persons or entities are restricted from doing



business under regulations of the Office of Foreign Asset Control (OFAC) of the Department of the Treasury (including those named on OFAC's Specially Designated and Blocked Persons List or under any statute, executive order including the September 24, 2001, Executive Order Block Property and Prohibiting Transactions with Persons Who Commit, Threaten to Commit, or Support Terrorism, or other governmental action and is not and will not assign or otherwise transfer this Agreement to, contract with or otherwise engage in any dealings or transactions or be otherwise associated with such persons or entities.

Initial MD

12. The Applicant confirms and hereby acknowledges it has received the Agency's fee schedule attached hereto as Schedule A and agrees to pay such fees, together with any expenses incurred by the Agency, including those of Transaction Counsel, with respect to the Facility. The Applicant agrees to pay such expenses and further agrees to indemnify the Agency, its members, directors, employees and agents and hold the Agency and such persons harmless against claims for losses, damage or injury or any expenses or damages incurred as a result of action taken by or on behalf of the Agency in good faith with respect to the project.

Initial MD

13. The Applicant confirms and hereby acknowledges it has received the Agency's [Construction Wage] Policy attached hereto as Schedule B and agrees to comply with the same.

Initial MD

14. The Applicant hereby agrees to comply with Section 875 of the General Municipal Law. The Company further agrees that the financial assistance granted to the project by the Agency is subject to recapture pursuant to Section 875 of the Act and the Agency's [Recapture and Termination] Policy, attached hereto as Schedule C.


Initial MD

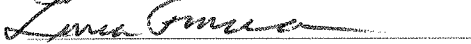
Part IX – Certification

MATTHEW BROTMANN deposes and says that he or she is the Secretary of EMPIRE OFFSHORE WIND LLC, the entity named in the attached application; that he or she has read the foregoing application and knows the contents thereof; and that the same is true to his or her knowledge.

Deponent further says that s/he is duly authorized to make this certification on behalf of the entity named in the attached Application (the "Applicant") and to bind the Applicant. The grounds of deponent's belief relative to all matters in said Application which are not stated upon his/her personal knowledge are investigations which deponent has caused to be made concerning the subject matter this Application, as well as in formation acquired by deponent in the course of his/her duties in connection with said Applicant and from the books and papers of the Applicant.


As representative of the Applicant, deponent acknowledges and agrees that Applicant shall be and is responsible for all costs incurred by the Town of Hempstead Industrial Development Agency (hereinafter referred to as the "Agency") in connection with this Application, the attendant negotiations and all matters relating to the provision of financial assistance to which this Application relates, whether or not ever carried to successful conclusion. If, for any reason whatsoever, the Applicant fails to conclude or consummate necessary negotiations or fails to act within a reasonable or specified period of time to take reasonable, proper, or requested action or withdraws, abandons, cancels or neglects the application or if the Applicant is unable to find buyers willing to purchase the total bond issue required, then upon presentation of invoice, Applicant shall pay to the Agency, its agents or assigns, all actual costs incurred with respect to the application, up to that date and time, including fees to bond or transaction counsel for the Agency and fees of general counsel for the Agency. Upon successful conclusion and sale of the transaction contemplated herein, the Applicant shall pay to the Agency an administrative fee set by the Agency in accordance with its fee schedule in effect on the date of the foregoing application, and all other appropriate fees, which amounts are payable at closing.

  
Representative of Applicant

Sworn to me before this 6<sup>th</sup>  
Day of June 2021  
  
(seal)

LUISA FONSECA  
NOTARY PUBLIC  
State of Connecticut  
My Commission Expires  
September 30, 2024



  
7/6/2021 Stamford, CT

Empire Offshore Wind LLC  
Town of Hempstead Industrial Development Agency Application  
Schedule D

**Part I – Owner & User Data**

*C. Nature of Applicant's business:*

Equinor ASA ("Equinor" or "the Company"), headquartered in Stavanger, Norway, is a broad multinational energy company developing oil, gas, wind and solar energy. Founded in 1972, under the name Den Norske Stats Oljeselskap AS-Statoil (the Norwegian State Oil company), the Company primarily operated as an integrated oil and gas company. In 2018, the Company changed its name to Equinor, which combines "equi", the root for words such as equal, equality and equilibrium, and "nor" indicating that the company is of Norwegian origin. This name change highlights the Company's focus on "shaping the future of energy" and the Nordic drive to explore beyond the horizon. The Company is driven by its dedication to safety, equality and sustainability.

Equinor has substantial international activities beyond the European continent, operating in over 30 countries worldwide with over 21,000 employees. In 2018 alone, the Company reported over \$79 billion in total revenue. Equinor is the leading operator on the Norwegian continental shelf, producing approximately 2 million barrels of oil equivalent every day and close to 70% of overall Norwegian oil and gas production. The company is also a global leader in the development of offshore wind with over 1 GW in operations and an extensive pipeline of projects including the development of the Empire Wind lease off the coast of New York.

In 2020, BP entered the offshore wind market with a joint venture with Equinor, aiming to develop 50GW of renewable power by 2030. BP and Equinor will jointly develop four assets in two existing offshore wind leases located offshore New York and Massachusetts that together have the potential to generate power for more than two million homes. Specific to the proposed project (Empire Wind 2), BP has purchased 50% interest in the proposed project assets but Equinor remains the primary operator in the development, construction and operations phases of the proposed project.

**Part III – Project Data**

*5(A, B & D). Describe the specific operations of the Applicant or other users to be conducted at the project site:*

In connection with the selection of Empire Wind 2 in New York State's 2020 offshore wind procurement, the project is considering an area within Oceanside for the development of an onshore substation to supply the local community renewable power from the New York Bight. The Empire Wind 2 project may include the purchase of potential project site, 3645 Hampton Rd Oceanside, NY 11572, from the current owners; Oceanside Marine Terminals LLC and Daly Blvd LLC. The proposed project location would undergo significant site renovations including civil construction, construction of an onshore substation, and upgrades to the local power grid supporting the community. The estimated project capital investment is over \$220 million over a 5-year period. The project would also invest an additional \$250-\$500 million of capital for upgrades to LIPA's system and substation in the region. These system upgrades will support the Empire Wind 2 development and future offshore wind projects expected in the New York Bight.

**Part VII – Representations, Certifications and Indemnification**

*3. Is there a likelihood that the Applicant would not proceed with this project without the Agency's assistance?*

*4. If the Applicant is unable to obtain financial assistance from the Agency for the project, what would be the impact on the Applicant and on the municipality?*

The project is evaluating multiple locations on Long Island that will provide an optimal long-term operating solution for the proposed project. Empire Wind 2 is considering over \$220 million in capital investments for the

proposed project's expansion and development which will have a positive impact on the community and region. Economically, financial assistance will be a material factor in ultimately selecting a project location. Financial assistance is required to offset the business and operation costs of moving forward with its proposed project. If financial assistance is not forthcoming, the Empire Wind 2 project may revisit other site options.