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May 15, 2012

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Brownfield Contact List Addressees

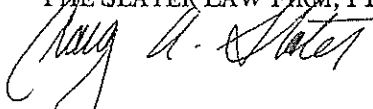
Re: BCP Site No. C915207
230 Maple Road, Amherst, NY (Erie County)
Notice of Issuance and Filing of the Certificate of Completion

Dear Sir or Madam:

Please be advised that the Certificate of Completion for the above-entitled site, a copy of which is enclosed, was duly issued to Buffalo-Maple Road LLC and Maple Road Lodging LLC by the New York State Department of Environmental Conservation on May 7, 2012 and filed with the Erie County Clerk's Office on May 11, 2012 (Book Type V, Book 107, page 2584). This notice is provided to you as required under the Brownfield Cleanup Program and in compliance with governing regulations.

Very truly yours,

THE SLATER LAW FIRM, PLLC



Craig A. Slater

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E-MAIL: CSLATER@CSLATERLAW.COM

CAS : jp
Enclosure

cc : R. Schick, P.E.
M. Hinton, P.E.
G. Sutton, P.E.
J. Charles, Esq.
M. Desmond, Esq.

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NYSDEC BROWNFIELD CLEANUP PROGRAM (BCP)
CERTIFICATE OF COMPLETION

CERTIFICATE HOLDER(S):

Name	Address
BUFFALO-MAPLE ROAD, LLC AND MAPLE ROAD LODGING, LLC	570 Delaware Avenue, Buffalo, NY 14202

BROWNFIELD CLEANUP AGREEMENT:

Application Approval: 8/26/12 Agreement Execution: 9/22/06 Agreement Index No.: B9-0724-06-07

Application Approval Amendment: 5/9/07 Agreement Execution Amendment: 6/18/07

SITE INFORMATION

Site No.: C915207 Site Name: 330 Maple Road Site
Site Owner: Buffalo-Maple Road, LLC
Street Address: 330 Maple Road
Municipality: Williamsville County: Erie DEC Region: 9
Site Size: 26.000 Acres
Tax Map Identification Number(s): Portion of 55.03-1-10
Percentage of site located in an EnZone: 0 - 49 %

A description of the property subject to this Certificate is attached as Exhibit A and a site survey is attached as Exhibit B.

CERTIFICATE ISSUANCE

This Certificate of Completion, hereinafter referred to as the "Certificate," is issued pursuant to Article 27, Title 14 of the New York State Environmental Conservation Law ("ECL").

This Certificate has been issued upon satisfaction of the Commissioner, following review by the Department of the final engineering report and data submitted pursuant to the Brownfield Site Cleanup Agreement, as well as any other relevant information regarding the Site, that the applicable remediation requirements set forth in the ECL have been or will be achieved in accordance with the time frames, if any, established in the remedial work plan.

The remedial program for the Site has achieved a cleanup level that would be consistent with the following categories of uses (actual site use is subject to local zoning requirements):

Allowable Uses under the BCP: Residential, Restricted-Residential, Commercial, and Industrial
Cleanup Track: Track 2: Restricted use with generic soil cleanup objectives

Tax Credit Provisions for Entities Taxable Under Article 9, 9-A, 32, and 33:
Site Preparation and On-Site Groundwater Remediation Credit Component Rate is 12 %.
Tangible Property Credit Component Rate is 12 %.

Tax Credit Provisions for Entities Taxable Under Article 22 & S Corporations:
Site Preparation and On-Site Groundwater Remediation Credit Component Rate is 10 %.
Tangible Property Credit Component Rate is 10 %.

LIABILITY LIMITATION

Upon issuance of this Certificate of Completion, and subject to the terms and conditions set forth herein, the Certificate holder(s) shall be entitled to the liability limitation provided in ECL Section 27-1421. The liability limitation shall run with the land, extending to the Certificate holder's successors or assigns through acquisition of title to the Site and to a person who develops or otherwise occupies the Site, subject to certain limitations as set forth in ECL Section 27-1421. The liability limitation shall be subject to all rights reserved to the State by ECL Section 27-1421.2 and any other applicable provision of law.

CERTIFICATE TRANSFERABILITY

This Certificate may be transferred to the Certificate holder's successors or assigns upon transfer or sale of the Site as provided by ECL Section 27-1419.5 and 6NYCRR Part 375-1.9.

CERTIFICATE MODIFICATION/REVOCAION

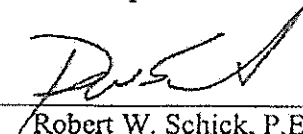
This Certificate of Completion may be modified or revoked by the Commissioner following notice and an opportunity for a hearing in accordance with ECL Section 27-1419 and 6NYCRR Part 375-1.9(e) upon a finding that:

- (1) either the Applicant or the Applicant's successors or assigns have failed to comply with the terms and conditions of the Brownfield Site Cleanup Agreement;
- (2) the Applicant made a misrepresentation of a material fact tending to demonstrate that it was qualified as a Volunteer;
- (3) either the Applicant or the Applicant's successors or assigns made a misrepresentation of a material fact tending to demonstrate that the cleanup levels identified in the Brownfield Site Cleanup Agreement were reached;
- (4) there is good cause for such modification or revocation;
- (5) either the Applicant or the Applicant's successors or assigns failed to manage the controls or monitoring in full compliance with the terms of the remedial program;
- (6) the terms and conditions of the environmental easement have been intentionally violated or found to be not protective or enforceable.

The Certificate holder(s) (including its successors or assigns) shall have thirty (30) days within which to cure any deficiency or to seek a hearing. If the deficiency is not cured or a request for a hearing received within such 30-day period, the Certificate shall be deemed modified or vacated on the 31st day after the Department's notice.

Joseph J. Martens
Commissioner
New York State Department of Environmental Conservation

By:



Robert W. Schick, P.E., Acting Director
Division of Environmental Remediation

Date: May 7, 2012