



July 10, 2008

We at the Monticello Motor Club wanted to take this opportunity to share news that could result in an incredible boon to bucolic Sullivan County, its residents, and visitors like you.

On Tuesday, New York State Gov. David Paterson signed into law a bill that could clear the way for a \$1 billion "Entertainment City" resort at the former Concord resort in Kiamesha Lake, just minutes from the Monticello Motor Club.

Concord owner Louis Cappelli of Westchester and Empire Resorts, owners of the Monticello Gaming & Raceway, plan to move the video gaming machines and harness track to the Concord, 2.5 miles away, where Cappelli is building a world-class hotel and convention center.

Demolition of the existing structures will be completed this month. The project is scheduled to open in 24 months and will offer a litany of attractions to entertain individuals, couples, and families for a multiple-day visit to the area.

Plans call for the creation of 750 rooms in a four-star resort (with complete amenities) and a nearly 500-unit townhouse development that will include its own hotel and spa.

Equally important is the expected expansion of recreation in the area: exciting theme park-style rides, dramatic special events and programming, coveted branded stores, and brilliant entertainment combined with the natural and historical wonders of the Catskills.

Two existing 18-hole championship golf courses – the nationally acclaimed *Monster* and the *International* – will also be completely refurbished.

The bill gives the owners 75 percent of the profit from the slots-like video lottery terminals after they meet economic development targets, including kicking in several million more for education.

The Legislature passed the bill in the last week of session after weeks of negotiations among Paterson's budget office and the leaders of the Assembly and Senate.