

BABYLON INDUSTRIAL DEVELOPMENT AGENCY
IDA/IDC MEETING

NOVEMBER 28, 2017

PRESENT: PATRICK HALPIN
RAMON ACCETTELLA, JR.
WILLIAM BOGARDT
ROSEMARIE DEARING
CHRIS FERENCSEK
PAULETTE MOSES
SANDRA THOMAS

EXCUSED ABSENCE: NANCY ENGELHARDT (ALT)

ALSO PRESENT: MATTHEW MC DONOUGH, CEO
THOMAS DOLAN, V.P. FOR BUSINESS DEVELOPMENT
FRANK DOLAN, SENIOR PROJECT MANAGER
JOHN BRASLOW, GENERAL COUNSEL
WILLIAM WEXLER, GENERAL COUNSEL
ANTONIO MARTINEZ, COUNCILMAN
JOSEPH BUZZELL, ESQ.

A quorum being present, the Meeting was called to order at 8:05 a.m.

Motion was made by Rosemarie Dearing and seconded by Paulette Moses to accept the Minutes from the November 14, 2017 IDA/IDC Board Meeting. All in favor, motion carried.

Motion was made by William Bogardt and seconded by Ramon Accettella, Jr. to accept the Minutes from the Public Hearing on Tuesday, November 28, 2017 for Marconi Villas, LLC. All in favor, motion carried.

Motion was made by Sandra Thomas and seconded by Paulette Moses to adopt a Resolution granting preliminary approval of the Town of Babylon Industrial Development Agency to grant certain financial assistance to A & F Building LLC and A & F Fire Protection Co., Inc. All in favor, motion carried.

Motion was made by Ramon Accettella, Jr. and seconded by Paulette Moses to table a Resolution of the Town of Babylon Industrial Development Agency taking preliminary official action toward the acquisition, reconstruction and equipping of a certain facility for Jaxson LLC and Infinity Drain Ltd. (collectively, the "operators") and Dixon 145 Associates LLC (the "owner") and authorizing the execution and delivery of a preliminary agreement with the owner and the operators with respect to such transaction. Mr. McDonough discussed the project, as well as the number of employees that this project will bring to the Town of Babylon and the amount of investment. All in favor, motion tabled.

Motion was made by William Bogardt and seconded by Ramon Accettella, Jr. to table a Resolution of the Town of Babylon Industrial Development Agency to determine that the acquisition, reconstruction, construction and equipping of a certain project (Jaxson LLC and Infinity Drain Ltd.) and Dixon 145 Associates LLC will not have a significant adverse effect on the environment. All in favor, motion tabled.

At this time Mr. McDonough introduced Mr. Buzzell, counsel for Marconi Villas LLC. Mr. Buzzell addressed the Board and gave a brief presentation of the project. Mr. Halpin requested Mr. Buzzell send a follow-up of all actual costs for the Members' review. It should be noted that the Town of Babylon has given their full support of this project.

Motion was made by Chris Ferencsik and seconded by Paulette Moses to adopt a Resolution granting preliminary approval of and authorizing the grant of certain financial assistance by the Town of Babylon Industrial Development Agency to Marconi Villas, LLC in connection with the acquisition, construction and equipping of a multi-family residential affordable rental facility. All in favor, motion carried.

Motion was made by Sandra Thomas and seconded by Ramon Accettella, Jr. to adopt a Resolution of the Town of Babylon Industrial Development Agency authorizing an additional extension of the interim sales and use tax exemption with regard to the acquisition, reconstruction and equipping of a certain facility for 25-11 Hunters Point, LLC (the "Owner") and Candid Litho Printing Ltd. (the "Operator") until February 28, 2018. Mr. McDonough discussed this project at length. All in favor, motion carried.

Chief Executive Officer's Report

Mr. McDonough informed the Members that all of the renovations are complete at the Agency's office and the next meeting will be held at the Old Town Hall on December 12, 2017.

Mr. McDonough discussed past and future Business Summits.

Mr. McDonough discussed the "4 Pillars" from the Board's strategy planning. The "4 Pillars" are Community Development, Economic Development, Workforce Development and Internal Reforms.

Old Business:

No old business

New Business:

No New Business

There being no further business to come before the Board, a motion to close was made by Paulette Moses and seconded by Ramon Accettella.