

BABYLON INDUSTRIAL DEVELOPMENT AGENCY  
IDA/IDC MEETING

JUNE 14, 2016

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

ALSO PRESENT: MATTHEW McDONOUGH, CEO  
JOHN BRASLOW, ESQ.  
WILLIAM D. WEXLER, ESQ.

A quorum being present, the meeting was called to order at 8:06 a.m.

Motion was made by Sandra Thomas and seconded by Ramon Accettella, Jr. to accept the minutes from the May 17, 2016 IDA/IDC Board Meeting. All in favor, motion carried.

Motion was made by William Bogardt and seconded by Paulette Moses to accept the minutes from the Public Hearing of Monday, May 23, 2016, for A&T Trading US Inc. and 7 Islands Holding, LLC. All in favor with one abstention by Chris Ferencsik, motion carried.

Motion was made by Rosemarie Dearing and seconded by Sandra Thomas to accept the minutes from the Public Hearing of Monday, May 23, 2016, for Calico Cottage, Inc. and Wurzel New Horizons LLC. All in favor, motion carried.

Motion was made by Ramon Accettella and seconded by Paulette Moses to accept the minutes from the Public Hearing of Monday, May 23, 2016, for Main Street Theatre Partners LLC. All in favor, motion carried.

Motion was made by Chris Ferencsik 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 Century Carriers, Inc. and Selcal, LLC. Mr. McDonough gave a brief description of project, the terms and the number of employees. A discussion ensued. All in favor, motion carried.

Motion was made by Sandra Thomas and seconded by Rosemarie Dearing to adopt a Resolution granting preliminary approval of the Town of Babylon Industrial Development Agency to grant certain financial assistance to KLS Holding, Inc. and Control Brand, Inc. A discussion ensued. All in favor, motion carried.

Motion was made by Chris Ferencsik and seconded by Ramon Accettella to adopt an Amendatory Resolution relating to the EB West Babylon project in connection with the acquisition, construction and equipping of an assisted living facility in the Town of Babylon. A lengthy discussion ensued. All in favor, motion carried.

### **Chief Executive Officer's Report:**

Motion was made by Ramon Accettella, Jr. and seconded by Paulette Moses to adopt a Resolution authorizing the CEO of the Agency to waive the penalties and interest on Kelvin's late payment. A discussion ensued. All in favor, motion carried.

Mr. McDonough informed the Members the Agency has 15 projects in the process of closing. A discussion ensued about the acquisition of 73 W. Main St., Babylon, NY 11702.

Motion was made by Ramon Accettella, Jr. and seconded by Paulette Moses to adopt a Resolution authorizing the CEO of the Agency to enter into agreements regarding the due diligence for the acquisition of 73 W. Main Street. Said agreements should not exceed \$5,000 in aggregate. All in favor, motion carried.

### **New business:**

Board Member Sandra Thomas addressed the Board to discuss the Island Container Project, and a lengthy discussion ensued. Mr. McDonough will circulate a letter to the Board Members regarding this project, as well as the Resolution adopting this project.

Mr. Halpin asked Mr. McDonough to draft a memorandum to the Board Members, before the next Board Meeting, describing what has been done and not done regarding this project.

### **Old business:**

No old business.

There being no further business to come before the board, a motion to close was made by William Bogardt and seconded by Paulette Moses.