

BABYLON INDUSTRIAL DEVELOPMENT AGENCY

IDA/IDC MEETING MINUTES

August 18, 2021

Present: Tom Gaulrapp, Chairman  
Justin Belkin, Vice Chairman  
Rosemarie Dearing  
William Celona  
Marcus Duffin  
Carol Quirk (ALT.)

Absent: Paulette Moses, Secretary  
William Bogardt

Also Present: Thomas Dolan, Chief Executive Officer  
David Batkiewicz, Special Projects Manager  
Joseph Ninomiya, Special Projects Manager  
Kevin Bonner, TOB Communications Director  
Antonio Martinez, Deputy Supervisor  
William Wexler, Agency Counsel

A quorum being present, the meeting was called to order at 8:00 A.M.

Motion was made by Marcus Duffin and William Celona seconded by to accept the minutes from the IDA/IDC Board Meeting of July 14, 2021. All in favor, motion carries.

Motion was made by Rosemarie Dearing and seconded by Marcus Duffin to accept the minutes from the Public Hearing held August 17, 2021 for Farmingdale Hospitality Partners. All in favor, motion carries.

Motion was made by William Celona and seconded by Carol Quirk in favor of a resolution granting approval of and authorizing the grant of certain financial assistance by the Town of Babylon Industrial Development Agency to Farmingdale Hospitality Partners, LLC in connection with the acquisition, construction and equipping of a full service hotel facility. All in favor, motion carries.

Motion was made by Marcus Duffin and seconded by Rosemarie Dearing in favor of a preliminary inducement resolution of the Town of Babylon Industrial Development Agency relating to the granting of preliminary approval to Orics Industries Inc. and Orics Realty LLC in connection with the potential grant of certain financial assistance. All in favor, motion carries.

Motion was made by Rosemarie Dearing and seconded by Marcus Duffin in favor of a preliminary inducement resolution of the Town of Babylon Industrial Development Agency relating to the granting of preliminary approval to National Compressor Exchange, Inc and Jason Richard Realty

LLC in connection with the potential grant of certain financial assistance. All in favor, motion carries.

Motion was made by William Celona and seconded by Carol Quirk in favor of a resolution authorizing an amendment to project document relating to the Club Pro Manufacturing USA Project. All in favor, motion carries.

Motion was made by Marcus Duffin and seconded by Rosemarie Dearing in favor of a resolution granting approval of and authorizing the transfer of ownership interests relating to The Florio Food Corp., d/b/a Cannoli Factory project. All in favor, motion carries.

Motion was made by Rosemarie Dearing and seconded by Marcus Duffin in favor of a resolution authorizing the Agency to execute a Mortgage and Security Agreement between the Agency, Farmingdale Properties LLC, and Valley National Bank in an amount not to exceed \$1,820,000.00. All in favor, motion carries.

### **CEO Report**

Mr. Dolan informed the Board that in the coming weeks the Agency would be sending out communication in regards to certain business that must be finalized prior to the 2022 fiscal year. Mr. Dolan stated that he would be sending out a schedule to keep the board updated. Mr. Dolan informed the Board that the Agency was working on the Agencies website and that Agency staff had recently met with the firm that manages the website to discuss possible upgrades. Mr. Dolan stated that in furtherance of the website revitalization efforts, Agency staff met with a representative with National Grid to discuss possible grant funding options. Lastly, Mr. Dolan stated that the Agency was gearing up for the end of the year and that the Agency expects to finish strong in 2021.

### **Old Business**

No old business.

### **New Business**

No new business.

There being no further business to come before the board, a motion to close be made by Marcus Duffin and Seconded by William Celona. All in favor, motion carries.