BABYLON ida
INDUSTRIAL DEVELOPMENT AGENCY
PARTNERING . INVESTING . CREATING

AGENDA

July 22, 2026

1. Call to Order.

2. Roll Call

3. Pledge of Allegiance

4. **Resolution # 1**

   Accept the minutes from the IDA/IDC Board Meeting of June 24, 2026.

5. **Resolution # 2**

   Accept the minutes from A.J. Richard & Sons, Inc. / P.C. Richard & Son Long Island Corp. public hearing on July 21, 2026.

6. **Resolution # 3**

   Resolution of the board of directors adopting a retiree benefits policy.

7. **Resolution # 4**

   Resolution authorizing the agency to execute a mortgage agreement between the agency, 61-65 Allen Boulevard LLC and Nassau Financial Federal Credit Union in an amount not to exceed $1,100,000.00.

8. **Resolution # 5**

   Resolution authorizing the agency to execute mortgage documents between the Agency, 95 Marcus Blvd LLC, Visual Millwork & Fixture Mfg., Inc. and Customers Bank in an amount not to exceed $2,300,000.00.

9. **Resolution # 6**

   Resolution granting approval of and authorizing the grant of certain financial assistance by the Town of Babylon Industrial Development Agency to A.J. Richard & Sons, Inc. and P.C. Richard

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& Son Long Island Corporation in connection with the renovations and re-equipping of manufacturing, warehousing and distribution facilities.

10. **Resolution # 7**

    Resolution approving the assignment of the right, title, and interest in a certain facility at 1250 and 1500 New Horizons Boulevard by L3Harris Technologies, Inc. to Aerojet Rocketdyne, Inc.

11. **Resolution # 8**

    Resolution approving the assignment of the right, title and interest in a certain facility at 2000 New Horizons Boulevard by L3Harris Technologies, Inc. to Aerojet Rocketdyne, Inc.

12. **Resolution # 9**

    Resolution permitting the termination of lease and authorizing the Chief Executive Officer to deliver a bargain and sale deed regarding the premises located at 110 East Industry Court, Deer Park, to Fonco III Realty, LLC.

13. **Resolution # 10**

    Resolution permitting the termination of lease and authorizing the Chief Executive Officer to deliver a bargain and sale deed regarding the premises located at 1110 Route 109, Lindenhurst, to 109 Properties LLC.

14. **Resolution # 11**

    Resolution permitting the termination of lease and authorizing the Chief Executive Officer to deliver a bargain and sale deed regarding the premises located at 1110A Route 109, Lindenhurst, to 1110A Equities LLC.

15. **Chief Executive Officer's report**

16. **Old Business**

17. **New Business**

18. **Adjournment**

BABYLON INDUSTRIAL DEVELOPMENT AGENCY
IDA/IDC MEETING MINUTES

June 24, 2026

Present:	Tom Gaulrapp, Chairman Marcus Duffin, Secretary William Bogardt William Celona Vincent Piccoli Rosemarie Dearing Ferdi Ozdemir
Absent:	Justin Belkin Carol Quirk
Also Present:	Keith Davies, TOBIDA CEO Susan Hatalski, TOBIDA Chief Financial Officer Alyson McDonough, TOBIDA Assistant to CEO Paulette LaBorne, TOBIDA Project Coordinator Andrew Berger, TOBIDA Special Projects Advisor William Wexler, Agency Counsel Anthony Martinez, TOB Deputy Supervisor, Councilman

A quorum being present, a meeting was called to order at 8:05am.

A motion was made by William Bogardt and seconded by Marcus Duffin in favor of a resolution to accept minutes from the IDA/IDC Board Meeting of May 20, 2026. All in favor, motion carries.

A motion was made by William Celona and seconded Rosemarie Dearing in favor of a resolution to accept Eight Patton Dev, LLC public hearing on June 23, 2026. All in favor, motion carries.

A motion was made by Vincent Picolli and seconded by Marcus Duffin in favor of a resolution authorizing the agency to execute mortgage documents between the agency, Visual Millwork & Fixture MFG, Inc., and customers bank in an amount not to exceed $2,600,000.00. All in favor, motion carries.

A motion was made by Marcus Duffin and seconded by Rosemarie Dearing in favor of a resolution regarding a preliminary inducement resolution of the Town of Babylon Industrial Development Agency relating to the granting of preliminary approval to Rabo Patton Developers LLC in connection with the potential grant of certain financial assistance and authorizing the Town of

Babylon Industrial Agency to contract with National Council for Community Development Inc., doing business as Grow America in connection with the feasibility study. All in favor, motion carries.

A motion was made by Willliam Bogardt and seconded by William Celona in favor of a resolution in favor of an inducement resolution of the Town of Babylon Industrial Development Agency relating to the granting of preliminary approval to AJ Richards & Sons, Inc. and P.C. Richard & Son Long Island Corporation in connection with the potential grant of certain financial assistance. All in favor, motion carries.

CEO Report

Mr. Davies thanked the board for their presence here today. He stated that the public hearing for Eight Patton Dev, LLC went very well yesterday, and that he is excited for this project as it keeps moving along. He referenced 1820 Patton's preliminary for a feasibility study continues and is a nice project in Wyandanch. He noted how P.C. Richard's project that was previously discussed is moving along as well. He noted that it is one of the largest employers in the Town of Babylon and is happy that will continue to do business here in our Town.

Old Business

No old business.

New Business

No new business.

A motion was made by William Bogardt and seconded by William Celona to adjourn the meeting. All in favor, motion carries. Meeting adjourned at 8:08am.

Town of Babylon Industrial Development Agency
A.J. Richard & Sons, Inc / P.C. Richard & Son Long Island Corp.
July 21, 2026

Present: Keith Davies, Chief Executive Officer
Alyson McDonough, Assistant to CEO
Joseph Ninomiya, Director of Operations
Frank Volpe, IDA Intern
Robert Wylie, IDA Intern

Public hearing called to order at 1:02 P.M.

Keith Davies read a summary of public hearing legal notice that was published in the Nassau and Suffolk Editions of Newsday on Saturday, July 11, 2026.

There were no comments submitted or requests to speak.

The public hearing was closed by Keith Davies at 1:07 P.M.

TOWN OF BABYLON INDUSTRIAL DEVELOPMENT AGENCY
RESOLUTION OF THE BOARD OF DIRECTORS
ADOPTING A RETIREE BENEFITS POLICY

A regular meeting of the Board of Directors (the "Board") of the Town of Babylon Industrial Development Agency (the "Agency") was convened at Old Town Hall, 47 W Main Street, Babylon, New York 11702, on July 22, 2026, at 8:00 a.m., local time.

The following resolution was duly offered, seconded, and adopted:

WHEREAS, the Agency is a public benefit corporation of the State of New York, duly established and existing under the laws of the State of New York; and

WHEREAS, the Board wishes to establish a formal written policy governing the benefits provided to eligible retirees of the Agency and the procedures by which such benefits may be claimed; and

WHEREAS, there has been presented to this meeting a proposed Retiree Benefits Policy (the "Policy"), a copy of which is attached hereto as Exhibit A and made a part hereof; and

WHEREAS, under the Policy, the Agency will cover retiree benefits as outlined in the prevailing Agency Personnel Policy in effect at the time of the retiree's retirement; eligible retirees must submit a Form of Proof, in affidavit form, to the Agency's Chief Financial Officer within thirty (30) calendar days, attesting under penalty of perjury to eligibility for the Medicare Part B minimum, with receipts and other proof for any amounts claimed above the minimum; retirees are no longer eligible for life insurance coverage; and retirees may purchase vision and dental coverage directly at their own cost at the prevailing premium rate for that year; and

WHEREAS, the Policy does not create any benefit or vested right and may be amended or rescinded by the Board at any time; and

WHEREAS, the Board has reviewed the Policy and finds that its adoption is in the best interests of the Agency;

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the Town of Babylon Industrial Development Agency as follows:

Section 1. The Retiree Benefits Policy, in the form attached hereto as Exhibit A, is hereby adopted and approved as the official policy of the Agency, effective immediately.

Section 2. The Policy does not create any benefit, vested right, or entitlement in any person, and the Board expressly reserves the right to amend, modify, suspend, or rescind the Policy, in whole or in part, at any time.

Section 3. The Chief Financial Officer is hereby directed to administer the Policy, and the officers, employees, and agents of the Agency are hereby authorized and directed to take all actions necessary or appropriate to implement the Policy and to carry out the intent of this Resolution.

RESOLUTION AUTHORIZING THE AGENCY TO EXECUTE A MORTGAGE AGREEMENT BETWEEN THE AGENCY, 61–65 ALLEN BOULEVARD LLC AND NASSAU FINANCIAL FEDERAL CREDIT UNION IN AN AMOUNT NOT TO EXCEED $1,100,000

WHEREAS, the Town of Babylon Industrial Development Agency (the "Agency") is authorized under the laws of the State of New York, and in particular under the provisions of the New York State Industrial Development Agency Act and the Agency's enabling legislation, respectively constituting Article 18-A and Section 907-a of the General Municipal Law (Chapter 24 of the Consolidated Laws of New York), as amended (the "Act), to assist in providing for manufacturing, warehousing, research, civic, commercial, and industrial facilities in the Town of Babylon;

WHEREAS, the Agency 61–65 ALLEN BOULEVARD, LLC (the "Company") have prior to the date hereof entered into a Lease Agreement (the "Lease Agreement") dated December 1, 2024 pursuant to which the Agency and the Company agreed that the Company would receive the benefit of certain sales and use tax exemptions and certain real property tax exemptions in connection with (the "Facility") located at 61–65 Allen Boulevard, Farmingdale, New York 11735.

WHEREAS, the Lessee 61–65 ALLEN BOULEVARD LLC intends to obtain financing secured by the premises, 61–65 Allen Boulevard, Farmingdale, New York 11735.

WHEREAS, the Company desires the Agency to execute a Mortgage Agreement between the Agency, 61-65 ALLEN BOULEVARD LLC and NASSAU FINANCIAL FEDERAL CREDIT UNION in the amount not to exceed $1,100,000.00 on the premises 61-65 Allen Boulevard, Farmingdale, New York 11735 secured by the facility at 61-65 Allen Boulevard, Farmingdale, New York 11735.

NOW, THEREFORE, BE IT DETERMINED, APPROVED AND RESOLVED by the members of the Agency as follows:

Execution by the Agency of the Mortgage Agreement between the Agency, 61-65 ALLEN BOULEVARD LLC the Lessee, and NASSAU FINANCIAL FEDERAL CREDIT UNION is hereby approved and that WILLIAM D. WEXLER, Counsel to the Agency, shall execute and deliver a certificate pursuant to Section 8017 of the Civil Practice of the Laws of the State of New York to waive the recording fees in connection with the filing and recording of the Mortgage Agreement.

The Agency Board of Directors, ratifies and approves the Execution by Keith Davies, the C.E.O. of the Agency of the Mortgage Agreement between the Agency, 61-65 ALLEN BOULEVARD LLC the Lessee, and NASSAU FINANCIAL FEDERAL CREDIT UNION of the mortgage on premises 61-65 Allen Boulevard, Farmingdale, New York 11735 in the amount not to exceed $1,100,000.00.

Section 1. Keith Davies, as C.E.O. or any successor Chief Executive Officer (the "Chief Executive Officer") or any other Authorized Representative, is hereby authorized, on behalf of the Agency, to execute and deliver any other agreements or certificates consistent herewith or therewith (hereinafter collectively called the "Agency Documents"), all in form acceptable to the Chief Executive Officer and Counsel to the Agency, with such changes, variations, omissions, and insertions in the Agency Documents as the Chief Executive Officer or any other Authorized Representative of the Agency shall upon advice of counsel approve. The execution and delivery thereof by the Chief Executive Officer shall constitute conclusive evidence of such approval.

The Chief Executive Officer or any other Authorized Representatives are further hereby authorized, on behalf of the Agency, to designate any additional authorized representatives including the Chairman, the Secretary or Assistant Secretary of the Agency, to execute any Agency Documents or certificates of the Agency authorized pursuant to this Resolution and determine the terms of the Agency Documents.

The Secretary, Assistant Secretary or Counsel to the Agency is hereby authorized to attest to the Chief Executive Officer's or any other Authorized Representative's signature on the foregoing documents and to impress or affix the seal or facsimile seal of the Agency thereto.

Section 2. The Chief Executive Officer, the Chairman or the Secretary and any member of the Agency (as used in this resolution, the "Authorized Representatives") are hereby designated the authorized representatives of the Agency and each of them is hereby authorized and directed to cause the transactions as described herein to be undertaken and in relation thereto, to execute and deliver any and all papers, instruments, agreements, opinions, certificates, affidavits and other documents, and to do and cause to be done any and all acts and things necessary or proper for carrying out this resolution, and the Agency Documents including such changes or revisions in the forms of such documents as may be requested by counsel to the Agency.

Section 3. The officers, employees and agents of the Agency are hereby authorized and directed for and in the name and on behalf of the Agency to do all acts and things required or provided for by the provisions of the Agency Documents, and to execute and deliver all such additional certificates, instruments, agreements, and documents, pay all such fees, charges and expenses and to do all such further acts and things as may be necessary, or in the opinion of the officer. Employee or agent acting, desirable and proper to effect the purposes of the foregoing resolution and to cause compliance by the Agency with all of the terms, covenants and provisions of the Agency Documents binding upon the Agency.

Section 4. All covenants, stipulations, obligations and agreements of the Agency contained in this resolution, and the Agency Documents shall be deemed to be the covenants, stipulations, obligations and agreements of the agency to the full extent authorized or permitted by law, and such covenants, stipulations, obligations and agreements shall be binding upon the Agency and its successors from time to time and upon any board or body to which any powers or duties, affecting such covenants, stipulations, obligations and agreements shall be transferred by or in accordance with law. Except as otherwise provided in this resolution, all rights, powers and privileges conferred and duties and liabilities imposed upon the Agency or the members thereof by the provisions of this resolution, and the Agency Documents shall be exercised or performed by the Agency or by such members, officers, board or body as may be required by law to exercise such powers and to perform such duties.

Section 5. No covenant, stipulation, obligation or agreement contained in this resolution, or the Agency Documents shall be deemed to be covenant, stipulation, obligation or agreement of any member, officer, agent or employee of the Agency or the Town of Babylon in his or their individual capacity and neither the members of the Agency nor any officer shall be liable personally on the Agency Documents or be subject to any personal liability or accountability by reason of the execution thereof.

RESOLUTION AUTHORIZING THE AGENCY TO EXECUTE MORTGAGE DOCUMENTS BETWEEN THE AGENCY, 95 MARCUS BLVD LLC, VISUAL MILLWORK & FIXTURE MFG., INC. AND CUSTOMERS BANK IN AN AMOUNT NOT TO EXCEED $2,300,000.00

WHEREAS, the Town of Babylon Industrial Development Agency (the "Agency") is authorized under the laws of the State of New York, and in particular under the provisions of the New York State Industrial Development Agency Act and the Agency's enabling legislation, respectively constituting Article 18-A and Section 907-a of the General Municipal Law (Chapter 24 of the Consolidated Laws of New York), as amended (the "Act), to assist in providing for manufacturing, warehousing, research, civic, commercial, and industrial facilities in the Town of Babylon;

WHEREAS, the Agency and 95 Marcus Blvd LLC (the "Company") have prior to the date hereof entered into a straight lease transaction pursuant to which the Agency and the Company agreed that the Company would receive the benefit of certain sales and use tax exemptions and certain real property tax exemptions in connection with the premises located at 95 Marcus Boulevard, Deer Park, New York 11729 (the "Facility"); and

WHEREAS, 95 Marcus Blvd LLC and Visual Millwork & Fixture Mfg. Inc., (the "Sublessee") have prior to the date hereof entered into a Sublease Agreement with 95 Marcus Blvd LLC being the Sublessor and Visual Millwork & Fixture Mfg. Inc. being the Sublessee; and

WHEREAS, the Company intends to refinance an existing loan with Customers Bank; and

WHEREAS, the Company desires the Agency to execute Mortgage documents between the Agency, 95 Marcus Blvd LLC, Visual Millwork & Fixture Mfg., Inc. and Customers Bank in an amount not to exceed $2,300,000.00.

NOW, THEREFORE, BE IT DETERMINED, APPROVED AND RESOLVED by the members of the Agency as follows:

Execution by the Agency of the Mortgage documents between the Agency, 95 Marcus Blvd LLC, Visual Millwork & Fixture Mfg., Inc. and Customers Bank is hereby approved and that the Agency shall execute and deliver a certificate pursuant to Section 8017 of the Civil Practice of the Laws of the State of New York to waive the pro rata recording fees in connection with the filing and recording of the Mortgage documents.

The Agency Board of Directors ratifies and approves the Execution by Keith Davies, the C.E.O. of the Agency of the Mortgage documents between the Agency, 95 Marcus Blvd LLC, Visual Millwork & Fixture Mfg., Inc. and Customers Bank of the mortgage on premises 95 Marcus Avenue, New York in an amount not to exceed $2,300,000.00.

Section 1. Keith Davies, as C.E.O. or any successor Chief Executive Officer (the "Chief Executive Officer") or any other Authorized Representative, is hereby authorized, on behalf of the Agency, to execute and deliver any other agreements or certificates consistent herewith or therewith (hereinafter collectively called the "Agency Documents"), all in form acceptable to the Chief Executive Officer and Counsel to the Agency, with such changes, variations, omissions, and insertions in the Agency Documents as the Chief Executive Officer or any other Authorized Representative of the Agency shall upon advice of counsel approve. The execution and delivery thereof by the Chief Executive Officer shall constitute conclusive evidence of such approval.

The Chief Executive Officer or any other Authorized Representatives are further hereby authorized, on behalf of the Agency, to designate any additional authorized representatives including the Chairman, the Secretary or Assistant Secretary of the Agency, to execute any Agency Documents or certificates of the Agency authorized pursuant to this Resolution and determine the terms of the Agency Documents.

The Secretary, Assistant Secretary or Counsel to the Agency is hereby authorized to attest to the Chief Executive Officer's or any other Authorized Representative's signature on the foregoing documents and to impress or affix the seal or facsimile seal of the Agency thereto.

Section 2. The Chief Executive Officer, the Chairman or the Secretary and any member of the Agency (as used in this resolution, the "Authorized Representatives") are hereby designated the authorized representatives of the Agency and each of them is hereby authorized and directed to cause the transactions as described herein to be undertaken and in relation thereto, to execute and deliver any and all papers, instruments, agreements, opinions, certificates, affidavits and other documents, and to do and cause to be done any and all acts and things necessary or proper for carrying out this resolution, and the Agency Documents including such changes or revisions in the forms of such documents as may be requested by counsel to the Agency.

Section 3. The officers, employees and agents of the Agency are hereby authorized and directed for and in the name and on behalf of the Agency to do all acts and things required or provided for by the provisions of the Agency Documents, and to execute and deliver all such additional certificates, instruments, agreements, and documents, pay all such fees, charges and expenses and to do all such further acts and things as may be necessary, or in the opinion of the officer. Employee or agent acting, desirable and proper to effect the purposes of the foregoing resolution and to cause compliance by the Agency with all of the terms, covenants and provisions of the Agency Documents binding upon the Agency.

Section 4. All covenants, stipulations, obligations and agreements of the Agency contained in this resolution, and the Agency Documents shall be deemed to be the covenants, stipulations, obligations and agreements of the agency to the full extent authorized or permitted by law, and such covenants, stipulations, obligations and agreements shall be binding upon the Agency and its successors from time to time and upon any board or body to which any powers or duties, affecting such covenants, stipulations, obligations and agreements shall be transferred by or in accordance with law. Except as otherwise provided in this resolution, all rights, powers and privileges conferred and duties and liabilities imposed upon the Agency or the members thereof by the provisions of this resolution, and the Agency Documents shall be exercised or performed by the Agency or by such members, officers, board or body as may be required by law to exercise such powers and to perform such duties.

Section 5. No covenant, stipulation, obligation or agreement contained in this resolution, or the Agency Documents shall be deemed to be covenant, stipulation, obligation or agreement of any member, officer, agent or employee of the Agency or the Town of Babylon in his or their individual capacity and neither the members of the Agency nor any officer shall be liable personally on the Agency Documents or be subject to any personal liability or accountability by reason of the execution thereof.

RESOLUTION GRANTING APPROVAL OF AND AUTHORIZING THE GRANT OF CERTAIN FINANCIAL ASSISTANCE BY THE TOWN OF BABYLON INDUSTRIAL DEVELOPMENT AGENCY TO A.J. RICHARD & SONS, INC. AND P.C. RICHARD & SON LONG ISLAND CORPORATION IN CONNECTION WITH THE RENOVATION AND RE-EQUIPPING OF MANUFACTURING, WAREHOUSING AND DISTRIBUTION FACILITIES

WHEREAS, the Town of Babylon Industrial Development Agency (the "**Agency**") is authorized under the laws of the State of New York (the "**State**"), and in particular under the provisions of the New York State Industrial Development Agency Act and the Agency's enabling legislation, respectively constituting Article 18-A and Section 907-a of the General Municipal Law (Chapter 24 of the Consolidated Laws of New York), as amended (the "**Act**"), to assist in providing for manufacturing, warehousing, research, civic, commercial and industrial facilities in the Town of Babylon, New York (the "Town"); and

WHEREAS, on February 28, 2017 the Agency entered into a straight lease transaction (as that term is defined under the Act) with the Owner (defined below) for the benefit of the Company (defined below) in order to provide financial assistance with respect to a project (the "**Original Project**") consisting of the renovation and equipping of (i) an approximately 625,000 square foot building located on that certain approximately 22.85 acre lot, piece or parcel of land located at 150 Price Parkway in Farmingdale, New York (the "**Existing 150 Price Parkway Facility**"), (ii) an approximately 267,015 square foot building located on that certain approximately 12.2 acre lot, piece or parcel of land located at 105 Price Parkway in Farmingdale, New York (the "**Existing 105 Price Parkway Facility**"), (iii) an approximately 80,000 square foot building located on that certain approximately 11.8 acre lot, piece or parcel of land located at 200 Price Parkway in Farmingdale, New York (the "**Existing 200 Price Parkway Facility**" and, together with the Existing 150 Price Parkway Facility and the Existing 105 Price Parkway Facility, the "**Existing Price Parkway Facilities**") and (iv) an approximately 180,000 square foot building located on that certain approximately 8.7 acre lot, piece or parcel of land located at 470 Commack Road in Deer Park New York (the "**Existing Commack Road Facility**" and, together with the Existing Price Parkway Facilities, the "**Existing Facilities**"), all for use by the Company as warehousing, distribution, training, repair and corporate facilities; and

WHEREAS, representatives of P.C. Richard & Son Long Island Corporation, a New York corporation, on behalf of itself and/or the principals of P.C. Richard & Son Long Island Corporation, and/or any entity or entities formed on behalf of P.C. Richard & Son Long Island Corporation or any of the foregoing (collectively, the "**Company**") and A.J. Richard & Sons, Inc., a New York corporation, on behalf of itself and/or the principals of A.J. Richard & Sons, Inc., and/or any entity or entities formed on behalf of A.J. Richard & Sons, Inc., or any other real estate holding company created in connection with the foregoing or any of the foregoing (collectively, the "**Owner**") have filed or caused to be filed an application with the Town of Babylon Industrial Development Agency (the "**Agency**") concerning a new project (the "**Project**") consisting of the renovation and re-equipping of the Existing Facilities (the "**Facilities**"), all for use by the Company as warehousing, distribution, training, repair and corporate facilities; and

WHEREAS, in order to induce the Company to retain and grow additional jobs in the Town, it appears necessary for the Agency to assist the Company by taking leasehold title to or undertaking control of the Facilities so as to afford the Company or the Owner of certain relief from real property taxation, sales and use taxation and mortgage recording taxation (if any) with respect to the Facilities; and

WHEREAS, it is contemplated that the Owner will continue to lease the Facilities to the Agency pursuant to an Amended and Restated Company Lease Agreement (the "**Company Lease**") and the Agency will assist the Owner and the Company to undertake the Project and will continue to sublease the Facilities to the Owner pursuant to an Amended and Restated Lease and Project Agreement (the "**Lease Agreement**"), by and between the Owner and the Agency pursuant to which the Owner agrees, among other things, to make lease payments in such amounts as specified in the Lease Agreement; and

WHEREAS, it is further contemplated that the Owner will further sublease the Facilities to the Company pursuant to an Amended and Restated Sublease Agreement (the "**Sublease Agreement**") by and between the Owner and the Company pursuant to which the Company agrees, among other things, to make sublease payments in such amounts as equal to lease rentals as specified in the Lease Agreement; and

WHEREAS, pursuant to the Lease Agreement the Owner has agreed to make certain payments in lieu of real property taxes, with respect to the Facilities, to the Agency; and

WHEREAS, in connection with the Agency's evaluation of the Project for the provision of financial assistance, the Agency has (i) assessed all material information relating to the project included in the Company and Owner's project application (the "**Project Application**") in order to afford a reasonable basis for the decision of the Agency to provide financial assistance to the Project; (ii) reviewed the Agency's written cost benefit analysis for the Project which identifies the extent to which (A) the Project will create or retain permanent, private sector jobs; (B) the estimated value of any tax exemption to be provided to the Project, (C) the amount of private sector investment generated or likely to be generated by the Project; (D) reviewed the likelihood of accomplishing the proposed project in a timely fashion; and (E) considered the extent to which the Project will provide additional sources of revenue for the Town and the school district where the Facilities are located; and

WHEREAS, in connection with the adoption of this resolution the Agency has reviewed the Project Application and the Company and Owner have confirmed in such Project Application that as of the date of the Project Application, as amended, the Company and Owner are in substantial compliance with the Act; and

WHEREAS, it is desired that the Agency authorize the granting of certain financial assistance to the Company or the Owner in connection with the Project and the Facilities including exemption from State and local sales and use taxes, mortgage recording taxes (if any), and real property taxes.

NOW, THEREFORE, BE IT DETERMINED, APPROVED AND RESOLVED by the Agency as follows:

Section 1. With respect to the Agency's evaluation criteria for Manufacturing/Warehousing//Distribution Projects the Agency makes the following determinations:

(a) It has reviewed the information in the Cost Benefit Analysis with respect to the Project.

(b) The Company proposes a capital investment in the building, site work, renovation, machinery and equipment and capital improvements in the Facilities of approximately $6,500,000.

(c) The wage rates for the approximately 728 full-time and 6 part-time employees at the Facilities average $134,000 per year for management positions, $104,000 per year for professional positions, $51,000 per year for administrative positions, $84,000 per year for technician positions and $51,000 per year for laborer positions.

(d) The Project will not have significant impact from local labor construction in the Town.

(e) The Project will not have a significant effect on in-region purchases or research and development.

(f) The Project will not have a significant effect on energy efficiency.

(g) The Project will not affect existing land use or zoning.

(h) The Project is important to the retention of a significant employer of the Town. The Company currently employs 728 full-time and 6 part-time employees. If the Company does not receive financial assistance from the Agency the Company is considering relocating its current operations in the Town to New Jersey where the Company has warehousing facilities, which would achieve substantial costs savings for the Company.

Section 2. Based on the evaluation of the foregoing evaluation criteria, (a) The Agency hereby finds and determines that (i) the Project constitutes a "Project" within the meaning of the Act; (ii) the Project is necessary for the Company to maintain its competitive position in its industry and to prevent the Company from relocating its facilities outside of New York State; and (iii) the granting of real property tax abatements, sales and use tax abatements and mortgage recording tax abatements (if any) (collectively, the "**Financial Assistance**") by the Agency with respect to the Facilities pursuant to the Act, will promote job opportunities, health, general prosperity and the economic welfare of the inhabitants of the Town and the State of New York and improve their standard of living, and thereby serve the public purposes of the Act.

(b) It is desirable and in the public interest for the Agency to grant the Financial Assistance to the Company and the Owner with respect to the Facilities.

(c) The Agency shall grant Financial Assistance to the Company and the Owner in the form of New York State and local Sales and Use Tax abatements in a maximum aggregate amount not to exceed $300,000 as provided in Section 5.2 of the Lease Agreement and in the event of the occurrence of a recapture event under the Lease Agreement the Agency will pursue recapture of the Financial Assistance as provided in Section 5.4 of the Lease Agreement.

Section 3. To accomplish the purposes of the Act, the Agency shall continue to hold leasehold title to the Facilities pursuant to the Company Lease, assist the Company and the Owner to undertake the Project, sublease the Facilities to the Owner pursuant to the Lease Agreement and the Owner will further sublease the Facilities to the Company pursuant to the Sublease Agreement.

Section 4. Pursuant to the Lease Agreement, the Owner will make certain payments in lieu of real property taxes ("**Pilots**") which would be otherwise due and payable with respect to the Facilities.

Section 5. In order to provide the Company and the Owner with Financial Assistance with respect to exemption from New York State and local Sales and Use Taxes with respect to the Project the Agency may issue one or more Sales Tax Agent Authorization Letters ("**Sales Tax Authorization Letters**") which shall be used pursuant to the terms contained therein and in the Lease Agreement.

Section 6. The form and substance of the Company Lease in substantially the form previously executed for other "straight lease" transactions is hereby approved.

Section 7. The form and substance of the Lease Agreement in substantially the form previously executed for other "straight lease" transactions is hereby approved.

Section 8. The form and substance of the Sublease Agreement in substantially the form previously executed for other "straight lease" transactions is hereby approved.

Section 9. Keith Davies, as Chief Executive Officer ("**CEO**") or any successor CEO or any other Authorized Representative, is hereby authorized, on behalf of the Agency, to execute and deliver final forms of the Company Lease, Lease Agreement, Sales Tax Agent Authorization Letters and any other agreements or certificates consistent herewith (hereinafter collectively called the "**Agency Documents**"), all in substantially the forms previously executed by the Agency for other "straight lease" transactions acceptable to Agency Counsel, with such changes, variations, omissions and insertions in the Agency Documents as the CEO or any other Authorized Representative of the Agency shall upon advice of counsel approve. The execution thereof by the CEO or any other Authorized Representative of the Agency shall constitute conclusive evidence of such approval.

The CEO or the Chief Financial Officer ("**CFO**") of the Agency or any other authorized representative are further hereby authorized, on behalf of the Agency, to designate any additional authorized representatives including the Chairman, the Secretary or Assistant Secretary of the Agency, to execute any Agency Documents or certificates of the Agency authorized pursuant to this Resolution and determine the terms of the Agency Documents.

The Secretary, Assistant Secretary or Counsel to the Agency is hereby authorized to attest to the CEO's, the CFO's or any other authorized representative's signature on the foregoing documents and to impress or affix the seal or facsimile seal of the Agency thereto.

Section 10. The CEO of the Agency, the CFO of the Agency or any other authorized representative including the Chairman or the Secretary and any member of the Agency (as used in this resolution, the "**Authorized Representatives**") are hereby designated the authorized representatives of the Agency and each of them is hereby authorized and directed to cause the transactions as described in the Company Lease, the Lease Agreement and the Sublease Agreement to be undertaken and in relation thereto, to execute and deliver any and all papers, instruments, agreements, opinions, certificates, affidavits and other documents, and to do and cause to be done any and all acts and things necessary or proper for carrying out this resolution, and the Agency Documents including such changes or revisions in the forms of such documents as may be requested by counsel to the Agency.

Section 11. The officers, employees and agents of the Agency are hereby authorized and directed for and in the name and on behalf of the Agency to do all acts and things required or provided for by the provisions of the Agency Documents, and to execute and deliver all such additional certificates, instruments, agreements and documents, pay all such fees, charges and expenses and to do all such further acts and things as may be necessary, or in the opinion of the officer, employee or agent acting, desirable and proper to effect the purposes of the foregoing resolution and to cause compliance by the Agency with all of the terms, covenants and provisions of the Agency Documents binding upon the Agency.

Section 12. All covenants, stipulations, obligations and agreements of the Agency contained in this resolution, and the Agency Documents shall be deemed to be the covenants, stipulations, obligations and agreements of the Agency to the full extent authorized or permitted by law, and such covenants, stipulations, obligations and agreements shall be binding upon the Agency and its successors from time to time and upon any board or body to which any powers or duties, affecting such covenants, stipulations, obligations and agreements shall be transferred by or in accordance with law. Except as otherwise provided in this resolution, all rights, powers and privileges conferred and duties and liabilities imposed upon the Agency or the members thereof by the provisions of this resolution, and the Agency Documents shall be exercised or performed by the Agency or by such members, officers, board or body as may be required by law to exercise such powers and to perform such duties.

Section 13. No covenant, stipulation, obligation or agreement contained in this resolution, or the Agency Documents shall be deemed to be a covenant, stipulation, obligation or agreement of any member, officer, agent or employee of the Agency or the Town in his or their individual capacity and neither the members of the Agency nor any officer shall be liable personally on the Agency Documents or be subject to any personal liability or accountability by reason of the execution thereof.

Section 14. The law firm Katten Muchin Rosenman LLP is hereby appointed transaction counsel to the Agency for this transaction.

Section 15. Notwithstanding the foregoing, the Agency will not grant any Financial Assistance to be granted hereunder in excess of $100,000 to the Company or the Owner until the Agency has held a public hearing with respect to the grant of financial assistance in accordance with the provisions of the Act.

Section 16. In accordance with the State Environmental Quality Review Act and pursuant to Title 6 NYCRR Part 617, it is determined by the Agency that the Project, a proposed action, be classified as an Unlisted Action. The proposed action does not appear to exceed any of the criteria outlined in Title 6 NYCRR Part 617.7 which sets forth thresholds for determining significant effects on the environment. Therefore, based on the information contained within the Environmental Assessment Form filed with the Project Application and associated Project documentation, the Agency makes a determination of non-significance with respect to the Project.

Section 17. This resolution shall take effect immediately.

RESOLUTION APPROVING THE ASSIGNMENT OF THE RIGHT, TITLE AND INTEREST IN A CERTAIN FACILITY AT 1250 NEW HORIZONS BOULEVARD AND 1500 NEW HORIZONS BOULEVARD BY L3HARRIS TECHNOLOGIES, INC. TO AEROJET ROCKETDYNE, INC.

WHEREAS, the Town of Babylon Industrial Development Agency (the "Agency") is authorized and empowered by the provisions of Chapter 1030 of Laws of 1969 of New York, constituting Title 1 of Article 18-A of the General Municipal Law, Chapter 24 of the Consolidated Laws of New York, as amended (the "Enabling Act") and Chapter 177 of the Laws of 1973 of New York, as amended, constituting Section 907-a of said General Municipal Law (said Chapter and the Enabling Act being hereinafter collectively referred to as the "Act") to promote, develop, encourage and assist in the acquiring, constructing, renovating, improving, maintaining, equipping and furnishing of, among others, manufacturing, warehousing, research, commercial or industrial facilities, among others, for the purpose of promoting, attracting and developing economically sound commerce and industry to advance the job opportunities, health, general prosperity and economic welfare of the people of the State of New York, to improve their prosperity and standard of living, and to prevent unemployment and economic deterioration; and

WHEREAS, to accomplish its stated purposes, the Agency is authorized and empowered under the Act to acquire, construct, reconstruct and install "projects" (as defined in the Act) or to cause said projects to be acquired, constructed, reconstructed and installed, and to convey said projects or to lease said projects with the obligation to purchase; and

WHEREAS, the Agency, by resolution adopted September 27, 2016, undertook a project (the "Project") on behalf of EDO LLC (the "2016 Company") consisting of the following: (A) (1) the acquisition of an interest in approximately 8 acres of land located at 1250 New Horizons Blvd., North Amityville (Tax Map #0100-126.01-1-3.002) (the "1250 New Horizons Land") and approximately 8 acres located at 1500 New Horizons Blvd., North Amityville (Tax Map #0100-126.01-1-4.016) (the "1500 New Horizons Land" and, collectively, with 1250 New Horizons Land, the "Land"), both in the Town of Babylon, Suffolk County, New York, the renovation and reconstruction of an existing approximately 100,000 square foot building located on the 1250 New Horizons Land (the "1250 New Horizons Improvements") and an existing approximately 125,000 square foot building located on the 1500 New Horizons Land (the "1500 New Horizons Improvements" and collectively, with the 1250 New Horizons Improvements, the "Improvements"), and the acquisition and installation therein and thereon of certain equipment (the "Equipment"; and, together with the Land and the Improvements, the "Facility"), which Facility was leased and subleased by the Agency to the 2016 Company and is used by the 2016 Company as commercial office space and manufacturing facilities for the design and manufacture of electromechanical systems and performance electronic assemblies for military and space applications; (B) the granting of certain "financial assistance" (within the meaning of section 854(14) of the Act) with respect to the foregoing limited to exemptions from certain sales and use taxes and real property taxes; and (C) the lease (with an obligation to purchase) or sale of the Facility to the 2016 Company; and

WHEREAS, in connection with the Project, the Agency and the 2016 Company entered into the following documents (collectively, the "Basic Documents"): (A) company leases (and memoranda thereof) dated as of February 1, 2017 (the "Company Leases"); (B) lease and project agreements (and memoranda thereof) dated as of February 1, 2017 (the "Lease and Project Agreements"); (C) a guaranty agreement from the 2016 Company to the Agency; and (D) various certificates relating to the Project; and

WHEREAS, in 2018, the Agency consented to the merger of the 2016 Company with Harris Corporation (the "2018 Company"), which by operation of law resulted in the assumption by the 2018 Company of the Basic Documents and in connection with which the 2016 Company and the 2018 Company entered into Agreements as to Merger with respect to the Basic Documents; and

WHEREAS, in 2020, the Agency consented to the merger/name change of the 2018 Company, which became L3 Harris Technologies, Inc. (the "Current Company"); and

WHEREAS, the Current Company is the operator of the Facility, the owner of the 1250 New Horizons Land and the 1250 New Horizons Improvements is BPP 1250 New Horizons Property Owner LLC (the "1250 New Horizons Landlord") and the owner of the 1500 New Horizons Land and the 1500 New Horizons Improvements is BPP 1500 New Horizons Property Owner LLC (the "1500 New Horizons Landlord"); and

WHEREAS, pursuant to correspondence dated May 26, 2026, the Current Company has notified the Agency that in order to effectuate certain contracts with the federal government the Current Company will transfer all of its interest in the Facility (the "Transfer") to a controlled affiliate of the Current Company, Aerojet Rocketdyne, Inc., an Ohio corporation (the "Affiliate Company"); and

WHEREAS, the Current Company has requested that the Agency consent to the Transfer of the Facility by the Current Company to the Affiliate Company and the assignment by the Current Company and the assumption by the Affiliate Company of the Basic Documents and the occupation and operation of the Facility by the Affiliate Company (collectively, the "Assignment Transaction"); and

WHEREAS, pursuant to sections 9.1 and 9.3 of each of the Lease and Project Agreements, the Transfer and the Assignment Transaction are permitted with the prior written consent of the Agency, which consent shall not be unreasonably withheld or delayed; and

WHEREAS, the Agency has given due consideration to the Current Company's request with respect to the Assignment Transaction and finds that, based upon the representations of, and information submitted by, the Affiliate Company will have the ability to manage and operate the Facility in a manner substantially similar to when the Facility was managed and operated by the Current Company and is able to meet the obligations of the Current Company under the Basic Documents; and

WHEREAS, pursuant to Article 8 of the Environmental Conservation Law, Chapter 43-B of the Consolidated Laws of New York, as amended (the "SEQR Act") and the regulations (the

"Regulations") adopted pursuant thereto by the Department of Environmental Conservation of the State of New York (collectively with the SEQR Act, "SEQRA"), the action proposed herein constitutes a Type II action and is therefore not subject to further review;

NOW, THEREFORE, BE IT RESOLVED BY THE MEMBERS OF THE TOWN OF BABYLON INDUSTRIAL DEVELOPMENT AGENCY AS FOLLOWS:

Section 1. The Agency hereby finds and determines that by virtue of the Act, that:

(a) The Agency has been vested with all powers necessary and convenient to carry out and effectuate the purposes and provisions of the Act and to exercise all powers granted to it under the Act; and

(b) It is desirable and in the public interest for the Agency to consent to the Transfer and to the Assignment Transaction.

Section 2. The Agency hereby consents to the Transfer and to the Assignment Transaction. The Agency hereby delegates to Chief Executive Officer ("CEO") or the Chief Financial Officer ("CFO"), in consultation with Agency Counsel and Barclay Damon LLP as transaction counsel, to determine the form and substance of the documents to be executed and delivered by the Agency in connection with the Assignment Transaction (the "Assignment Documents").

Section 3. (A) The CEO, the CFO, the Chairman and the Secretary (each an "Authorized Representative") are hereby authorized, on behalf of the Agency, to execute and deliver the Assignment Documents, and, where appropriate, the Secretary of the Agency is hereby authorized to affix the seal of the Agency thereto and to attest the same.

(B) The CEO, the CFO and any other Authorized Representatives are each hereby further authorized, on behalf of the Agency, to designate any additional Authorized Representatives of the Agency.

Section 4. The officers, employees and agents of the Agency, upon advice of transaction counsel, are hereby authorized and directed for and in the name and on behalf of the Agency to do all acts and things required or to effectuate the Assignment Transaction, and to execute and deliver all such additional certificates, instruments and documents, to pay all such fees, charges and expenses and to do all such further acts and things as may be necessary or, in the opinion of the officer, employee or agent acting, desirable and proper to effect the purposes of the foregoing resolution and to cause compliance by the Agency with all of the terms, covenants and provisions of the Assignment Documents binding upon the Agency; ***provided, however***, that as a condition precedent to the Assignment Transaction, the Current Company, the Affiliate Company, the 1250 New Horizons Landlord and the 1500 New Horizons Landlord shall execute and delivery any and all necessary documents required by the Agency to effectuate the Assignment Transaction; and the Current Company and the Affiliate Company shall pay the Agency's related fees and costs associated with the Assignment Transaction, including but not limited to its legal fees.

Section 5. Neither the members nor officers of the Agency, nor any person executing the Assignment Documents on behalf of the Agency, shall be liable thereon or be subject to any personal liability or accountability by reason of the execution, issuance or delivery thereof or the transaction contemplated thereby.

Section 6. This resolution shall take effect immediately upon adoption.

RESOLUTION APPROVING THE ASSIGNMENT OF THE RIGHT, TITLE AND INTEREST IN A CERTAIN FACILITY AT 2000 NEW HORIZONS BOULEVARD BY L3HARRIS TECHNOLOGIES, INC. TO AEROJET ROCKETDYNE, INC.

WHEREAS, the Town of Babylon Industrial Development Agency (the "Agency") is authorized and empowered by the provisions of Chapter 1030 of Laws of 1969 of New York, constituting Title 1 of Article 18-A of the General Municipal Law, Chapter 24 of the Consolidated Laws of New York, as amended (the "Enabling Act") and Chapter 177 of the Laws of 1973 of New York, as amended, constituting Section 907-a of said General Municipal Law (said Chapter and the Enabling Act being hereinafter collectively referred to as the "Act") to promote, develop, encourage and assist in the acquiring, constructing, renovating, improving, maintaining, equipping and furnishing of, among others, manufacturing, warehousing, research, commercial or industrial facilities, among others, for the purpose of promoting, attracting and developing economically sound commerce and industry to advance the job opportunities, health, general prosperity and economic welfare of the people of the State of New York, to improve their prosperity and standard of living, and to prevent unemployment and economic deterioration; and

WHEREAS, to accomplish its stated purposes, the Agency is authorized and empowered under the Act to acquire, construct, reconstruct and install "projects" (as defined in the Act) or to cause said projects to be acquired, constructed, reconstructed and installed, and to convey said projects or to lease said projects with the obligation to purchase; and

WHEREAS, the Agency, by resolution adopted December 16, 2020, undertook a project (the "Project") on behalf of L3 Harris Technologies, Inc. (the "Company") consisting of the following: (A) the acquisition of an interest in approximately 2.7 acres of real estate located at 2000 New Horizons Boulevard, North Amityville (tax map no. 0100-126.01-1.00-4.037) in the Town of Babylon, Suffolk County, New York (the "Land"), the renovation of an existing approximately 55,000 square foot building located on the Land (the "Improvements"), and the acquisition and installation therein and thereon of various building materials, furniture, fixtures, machinery, equipment and personal property (the "Equipment" and, together with the Land and the Improvements, the "Facility"), which Facility is leased and subleased by the Agency to the Company and which Facility is used by the Company as commercial office and warehouse space and a manufacturing facility for military and commercial products and related uses; (B) the granting of certain "financial assistance" (within the meaning of section 854(14) of the Act) with respect to the foregoing limited to exemptions from certain sales and use taxes, transfer taxes and real property taxes; and (C) the lease (with an obligation to purchase) or sale of the Facility to the Company; and

WHEREAS, in connection with the Project, the Agency and the Company entered into the following documents (collectively, the "Basic Documents"): (A) a company lease (and memorandum thereof) dated as of February 1, 2021; (B) a bill of sale dated February 19, 2021 by the Company to the Agency; (C) a lease and project agreement (and memorandum thereof) dated as of February 1, 2021 (the "Lease and Project Agreement"); (D) a Guaranty Agreement from the Company to the Agency; and (E) various certificates relating to the Project; and

WHEREAS, the Company is the operator of the Facility and the owner of the Land and the Improvements is 2000 New Horizons Realty LLC (the "Landlord") and

WHEREAS, pursuant to correspondence dated May 26, 2026, the Company has notified the Agency that in order to effectuate certain contracts with the federal government the Company will transfer all of its interest in the Facility (the "Transfer") to a controlled affiliate of the Company, Aerojet Rocketdyne, Inc., an Ohio corporation (the "Affiliate Company"); and

WHEREAS, the Company has requested that the Agency consent to the Transfer of the Facility by the Company to the Affiliate Company and the assignment by the Company and the assumption by the Affiliate Company of the Basic Documents and the occupation and operation of the Facility by the Affiliate Company (collectively, the "Assignment Transaction"); and

WHEREAS, pursuant to sections 9.1 and 9.3 of the Lease and Project Agreement, the Transfer and the Assignment Transaction are permitted with the prior written consent of the Agency, which consent shall not be unreasonably withheld or delayed; and

WHEREAS, the Agency has given due consideration to the Company's request with respect to the Assignment Transaction and finds that, based upon the representations of, and information submitted by, the Affiliate Company will have the ability to manage and operate the Facility in a manner substantially similar to when the Facility was managed and operated by the Company and is able to meet the obligations of the Company under the Basic Documents; and

WHEREAS, pursuant to Article 8 of the Environmental Conservation Law, Chapter 43-B of the Consolidated Laws of New York, as amended (the "SEQR Act") and the regulations (the "Regulations") adopted pursuant thereto by the Department of Environmental Conservation of the State of New York (collectively with the SEQR Act, "SEQRA"), the action proposed herein constitutes a Type II action and is therefore not subject to further review;

NOW, THEREFORE, BE IT RESOLVED BY THE MEMBERS OF THE TOWN OF BABYLON INDUSTRIAL DEVELOPMENT AGENCY AS FOLLOWS:

Section 1. The Agency hereby finds and determines that by virtue of the Act, that:

(a) The Agency has been vested with all powers necessary and convenient to carry out and effectuate the purposes and provisions of the Act and to exercise all powers granted to it under the Act; and

(b) It is desirable and in the public interest for the Agency to consent to the Transfer and to the Assignment Transaction.

Section 2. The Agency hereby consents to the Transfer and to the Assignment Transaction. The Agency hereby delegates to Chief Executive Officer ("CEO") or the Chief Financial Officer ("CFO"), in consultation with Agency Counsel and Barclay Damon LLP as transaction counsel, to determine the form and substance of the documents to be executed and delivered by the Agency in connection with the Assignment Transaction (the "Assignment Documents").

Section 3. (A) The CEO, the CFO, the Chairman and the Secretary (each an "Authorized Representative") are hereby authorized, on behalf of the Agency, to execute and deliver the Assignment Documents, and, where appropriate, the Secretary of the Agency is hereby authorized to affix the seal of the Agency thereto and to attest the same.

(B) The CEO, the CFO and any other Authorized Representatives are each hereby further authorized, on behalf of the Agency, to designate any additional Authorized Representatives of the Agency.

Section 4. The officers, employees and agents of the Agency, upon advice of transaction counsel, are hereby authorized and directed for and in the name and on behalf of the Agency to do all acts and things required or to effectuate the Assignment Transaction, and to execute and deliver all such additional certificates, instruments and documents, to pay all such fees, charges and expenses and to do all such further acts and things as may be necessary or, in the opinion of the officer, employee or agent acting, desirable and proper to effect the purposes of the foregoing resolution and to cause compliance by the Agency with all of the terms, covenants and provisions of the Assignment Documents binding upon the Agency; ***provided, however***, that as a condition precedent to the Assignment Transaction, the Company, the Affiliate Company and the Landlord shall execute and delivery any and all necessary documents required by the Agency to effectuate the Assignment Transaction; and the Company and the Affiliate Company shall pay the Agency's related fees and costs associated with the Assignment Transaction, including but not limited to its legal fees.

Section 5. Neither the members nor officers of the Agency, nor any person executing the Assignment Documents on behalf of the Agency, shall be liable thereon or be subject to any personal liability or accountability by reason of the execution, issuance or delivery thereof or the transaction contemplated thereby.

Section 6. This resolution shall take effect immediately upon adoption.

July 22, 2026

Babylon Industrial Development Agency

Resolution: permitting the Termination of Lease and authorizing the Chief Executive Officer to deliver a Bargain and Sale Deed regarding the premises located at 110 East Industry Court, Deer Park, New York 11729 (SCTM# 0100 068.00 01.00 028.000), to Fonco III Realty, LLC.

Now Therefore, Be It

Resolved, that the Town of Babylon IDA Board has approved a resolution permitting the Termination of Lease and authorizing the Chief Executive Officer to deliver a Bargain and Sale Deed regarding the premises located at 110 East Industry Court, Deer Park, New York 11729 (SCTM# 0100 068.00 01.00 028.000), to Fonco III Realty, LLC.

July 22, 2026

Babylon Industrial Development Agency

Resolution: permitting the Termination of Lease and authorizing the Chief Executive Officer to deliver a Bargain and Sale Deed regarding the premises located at 1110 Route 109, Lindenhurst, New York (SCTM# 0100 125.00 01.00 008.002), to 109 Properties LLC.

Now Therefore, Be It

Resolved, that the Town of Babylon IDA Board has approved a resolution permitting the Termination of Lease and authorizing the Chief Executive Officer to deliver a Bargain and Sale Deed regarding the premises located at 1110 Route 109, Lindenhurst, New York (SCTM# 0100 125.00 01.00 008.002), to 109 Properties LLC.

July 22, 2026

Babylon Industrial Development Agency

Resolution: permitting the Termination of Lease and authorizing the Chief Executive Officer to deliver a Bargain and Sale Deed regarding the premises located at 1110A Route 109, Lindenhurst, New York (SCTM# 0100 125.00 01.00 008.001), to 1110A Equities LLC.

Now Therefore, Be It

Resolved, that the Town of Babylon IDA Board has approved a resolution permitting the Termination of Lease and authorizing the Chief Executive Officer to deliver a Bargain and Sale Deed regarding the premises located at 1110A Route 109, Lindenhurst, New York (SCTM# 0100 125.00 01.00 008.001), to 1110A Equities LLC.