



BOARD MEMBERS
FLORESTANO GIRARDI
ERIC C. MALLETTE
GERILYN S. SMITH
JAMES MARSH
JOHN ARDITO
RICHARD DEBROSSE
JACK MAJKUT

FREDERICK E. PAROLA
CHIEF EXECUTIVE OFFICER

350 FRONT STREET, HEMPSTEAD, NY 11550-4037
(516) 489-5000 EXT. 4200 • FAX: (516) 489-3179

TOWN OF HEMPSTEAD INDUSTRIAL DEVELOPMENT AGENCY
BOARD MEETING

February 28, 2019, 9:00 a.m.

Town Hall Pavilion, One Washington Street, Hempstead

Agenda: Village Business: Village of Freeport: No new Business, Village of Hempstead: No new Business, New Business: Consideration of a Tenant Consent for Valley Stream Green Acres – T&N, Restaurant/Wendy's, Consideration of a Tenant Consent for Valley Stream Green Acres – Shake Shack, Consideration of a Tenant Consent for 444 Merrick Road LLC – Lynbrook SC LLC, CEO Report, Consideration of a Resolution Appointing Agency Committees, Discussion and Consideration of a Resolution for termination of Open Link, Update on Compliance Review 2018, Consideration and Adoption of the Minutes of January 24, 2019 Report of the Treasurer, Executive Session, Committee Updates, Adjournment

Those in attendance: Florestano Girardi, Chairman
James G. Marsh, Esq., Vice Chairman
Eric C. Mallette, Secretary
Jack Majkut, Member
John A. Ardito, Esq., Member

Also in attendance: John E. Ryan, Agency Counsel
William F. Weir, Nixon Peabody
Frederick E. Parola, CEO
Edie Longo, CFO
Arlyn Eames, Deputy Financial Officer
Michael Lodato, Deputy Executive Director
Laura Tomeo, Deputy Agency Administrator

Excused: Lorraine Rhoads, Agency Administrator
Gerilyn Smith, Treasurer

The meeting was called to order at 9:04 a.m. The Chairman declared a quorum was present.

New Business:

Valley Stream Green Acres – Tenant Consent for T&N Restaurant/Wendy's: Flo Girardi made a motion to adopt a Tenant Consent for, a New York corporation, T. & N. Restaurant for Valley Stream Green Acres LLC, 2046 Green Acres Road, Valley Stream. T&N Restaurant/Wendy's will occupy 1,023 square foot of space and will create an estimated 12 full time employees. This motion was seconded by James Marsh. All were in favor. Motion carried. Flo Girardi

Valley Stream Green Acres – Tenant Consent Shake Shack: James Marsh made a motion to adopt a tenant consent for Shake Shack New York LLC, for Valley Stream Green Acres LLC, 672 West Sunrise Highway, Valley Stream. T- Mobile will occupy 3,200 square feet of space and will create an estimated 30 full time employees. This motion was seconded by Eric Mallette. All were in favor. Motion carried.

Tenant Consent for 444 Merrick Road LLC: John Ardito made a motion to adopt tenant consent for 444 Merrick Road LLC, for South Shore Ambulatory Surgery Center to Northwell. 444 Merrick Road LLC will occupy 22,500 square feet of space and will create an estimated 75 employee jobs. This motion was seconded by Flo Girardi. All were in favor. Motion carried.

Public Comment:

The Chairman opened the floor to comments by the public. No one spoke.

New Business – Other:

CEO Report: Fred Parola provided the Board with the CEO Report.

Consideration of a Resolution Appointing Agency Committees: Edie explained the changes to committee will allow all members an opportunity to become familiar with all aspects of the Agency. Flo Girardi made a motion to adopt the resolution Appointing Agency Committees. This motion was second Eric Mallette. All were in favor. Motion carried.

Discussion and Consideration of a resolution for termination of Open Link: Peter Curry and Chris Timo to spoke on behalf of Open Link regarding its employment shortfall and ownership change. Flo Girardi made a motion to terminate land recapture benefits to Open Link based upon the employment shortfall and Open Link being operated by a company not within the U. S., This motion was second by James Marsh. All were in favor. Motion carried. No action was taken.

Update on Compliance Review 2018: Arlyn Eames went on and updated the board with the Compliance Review.

Circulation of Self Evaluation Forms to be completed by Board Members: Edie advised the board to complete forms

Old Business:

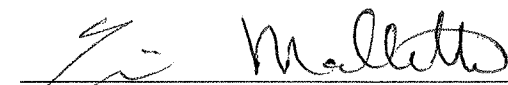
Minutes: January 24, 2019 minutes-This item was tabled.

Report of the Treasurer: Edie Longo explained the financial statements and expenditure list for January 18, 2019 – February 21, 2019.

Executive Session: Flo Girardi made a motion to go into Executive Session at 9:40 a.m to discuss matters of employment issues. This motion was second by Jim Marsh. All were in favor. Motion carries. Flo Girardi made a motion to come out of executive session at 10:30 a.m. This motioned was seconded by James Marsh. All were in favor. Motion carried.

Committee Updates: There were no Committee Updates.

Flo Girardi made a motion to adjourn the meeting at 10:35 a.m. This motion was seconded by James Marsh. All were in favor. Motion carried.


Eric Mallette, Secretary
March 28, 2019