

Frederick E. Parola
Chief Executive Officer



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TOWN OF HEMPSTEAD INDUSTRIAL DEVELOPMENT AGENCY
BOARD MEETING

August 22, 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 – Lovisa America, Consideration of a Tenant Consent for Valley Stream Green Acres – OB Express, Consideration of a Tenant Consent for Regency Centers – Poke Fris’ee, Consideration of an Authorizing Resolution for Beechwood Merrick LLC, CEO Report, Consideration of a Resolution to change the September Board Meeting date, Consideration of a Resolution authorizing payment to Star Island for attendance at the LIBDC Conference, Consideration of a Resolution authorizing the Agency to participate in the AFLAC program, Consideration and Adoption of the Minutes of July 25, 2019, Report of the Treasurer, Executive Session, Committee Updates, Adjournment

Those in attendance: Florestano Girardi, Chairman
Eric C. Mallette, Secretary
Gerilyn Smith, Treasurer
Jack Majkut, Member

Also in attendance: William F. Weir, Nixon Peabody
Frederick E. Parola, CEO
Edie Longo, CFO
Michael Lodato, Deputy Executive Director
Laura Tomeo, Deputy Agency Administrator

Excused: James G. Marsh, Esq., Vice Chairman
John A. Ardito, Esq., Member

The meeting was called to order at 8:58 a.m. The Chairman declared a quorum was present.

New Business:

Valley Stream Green Acres – Tenant Consent for Lovisa America: Flo Girardi made a motion to adopt a Tenant Consent for Lovisa America, 1021 Green Acres Mall, Valley Stream. Lovisa, will occupy 1,131 square feet of space and will create an estimated 1 full time and 6 part time employees. This motion was seconded by Eric C. Mallette. All were in favor. Motion carried

Valley Stream Green Acres – Tenant Consent for OB Express: Flo Girardi made a motion to adopt a Tenant Consent for OB Express, 1021 Green Acres Mall, Valley Stream. OB Express will occupy 683 square feet of space and will create an estimated 3 full time. This motion was seconded by Gerilyn Smith. All were in favor. Motion carried

Regency Center – Tenant Consent for Poke Fris’ee: Flo Girardi made a motion to adopt tenant consent for Poke Fris’ee for Regency Centers, the Gallery at Westbury Plaza, 900 Old Country Road, Garden City. Poke Fris’ee will occupy 1,650 square feet of space and will create an estimated 4-7 employee jobs. This motion was seconded by Eric C. Mallette. All were in favor. Motion carried.

Consideration of an Authorizing Resolution for Beechwood Merrick LLC: Flo Girardi made a motion to adopt an authorizing resolution for Beechwood Merrick. The applicant seeks to acquire and demolish a previous big box retail store located at 695 Merrick Ave, Westbury, 11753 and construct an approx. 400,000 SF 7 story building on 5,876 acres. The new building would consist of a hotel, rental apartments and a small piece of retail space for a restaurant. This motion was seconded by Eric C. Malette. All were in favor. Motion carried.

New Business – Other:

CEO Report: Fred Parola provided the Board with a copy the CEO Report and briefed the board on upcoming projects.

Minutes: Flo Girardi made a motion to adopt the Minutes of the meeting of July 25, 2019. This motion was seconded by Jack Majkut. All were in favor. Motion carried.

Report of the Treasurer: Gerilyn Smith explained the financial statements and expenditure list for July 19, 2019 – August 15, 2019. Edie Longo discussed the proposed Draft budget for 2020.

Executive Session: Flo Girardi made a motion to go into Executive Session at 9:15 a.m. to discuss matters of litigation. This motion was second by Eric C. Mallette. All were in favor. Motion carried. Flo Girardi made a motion to come out of executive session at 9:36 a.m. This motioned was seconded by Gerilyn Smith. All were in favor. Motion carried.

Committee Updates: There were no Committee Updates.

Flo Girardi made a motion to adjourn the meeting at 9:38 a.m. This motion was seconded by Gerilyn Smith. All were in favor. Motion carried. No action was taken.

Eric C. Mallette, Secretary
September 19, 2019