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April 5, 2017

Town of Brookhaven Industrial Development Agency
One Independence Hill
Farmingville, NY 11738

Attn: Lisa Mulligan
Chief Executive Officer

RE: Application of Joe McKeon Enterprises LLC and
McKeon Realty Associates, LLC

Dear Ms. Mulligan:

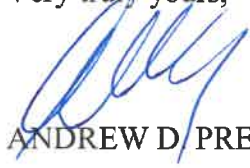
This letter is made in furtherance of our letter to the Agency dated March 7, 2017 in connection with the application of Joe McKeon Enterprises LLC for the new, construction Project and, more particularly, with respect to the existing PILOT for the facility at 44 Sawgrass Drive, Bellport, New York presently expiring December 1, 2018. In our cover letter for the application for the new Project, we requested that the Agency consider an extension of PILOT benefits for 44 Sawgrass Drive, Bellport, New York, owned by McKeon Realty Associates, LLC. As we discussed, the extension of PILOT benefits on the existing facility is paramount to the continuation of the business expansion and construction of the new facility.

Notwithstanding the request in my prior letter for a ten (10) year phase-in of taxes at the existing 44 Sawgrass facility, my client has authorized me to modify my request to the extent that, in addition to the ten year, 100% abatement on the proposed new facility (per the Agency's policy), we respectfully request that the existing 44 Sawgrass facility PILOT be extended for a term of five (5) years following its expiration on December 1, 2018. During that extended term, the Company would propose that it pay 20% of the total tax due per year (increasing by 20% each year thereafter) until the taxes reach 100%. Of course, this would be contingent upon an agreement between the parties as to a reasonable determination of the total real estate taxes as of December 1, 2018 (inasmuch as the current assessment may not be reflective of the proper taxation and value).

If the foregoing is acceptable to the Agency, then we would propose that a public hearing be scheduled for the approval of both aspects of the application.

Please feel free to reach out to me if you require any further information.

Very truly yours,



ANDREW D. PRESBERG

ADP:ea