
NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that a public hearing pursuant to Section 147(f) of the Internal Revenue Code of 1986, as amended (the “**Code**”), and Article 18-A of the New York State General Municipal Law will be held by the Town of Brookhaven Industrial Development Agency (the “**Agency**”) on the 4th day of September 2014, at 10:00 a.m. local time, at Patchogue Village Hall, 14 Baker Street, Courtroom / Boardroom, Patchogue, New York 11772, in connection with the following matters:

D & F Patchogue A.L., LLC, a limited liability company duly organized and validly existing under the laws of the State of New York, on behalf of itself and/or the principals of D & F Patchogue A.L., LLC and/or an entity formed or to be formed on behalf of any of the foregoing (collectively, the “**Company**”) and Carlisle Patchogue Operator, Inc., a business corporation duly organized and validly existing under the laws of the State of New York, on behalf of itself and/or the principals of Carlisle Patchogue Operator, Inc. and/or an entity formed or to be formed on behalf of any of the foregoing (collectively, the “**Sublessee**”), have requested the Agency’s assistance to finance or refinance certain costs of an industrial development facility consisting of (i) the acquisition of 3 parcels of land totaling approximately 1.33 acres located at 131 East Main Street, 18 Maple Avenue and 22 Maple Avenue, all in the Village of Patchogue, Town of Brookhaven, Suffolk County, New York (also identified as SCTM#’s 0204-09.00-07.00-025.005, 026.007 and 0204-09.00-07.00-016.000) (collectively, the “**Land**”), and (ii) the construction and equipping of an approximately 87,000 square foot 5-story assisted living facility to be located thereon containing approximately 128 units comprised of approximately 146 beds of which approximately 100 will be assisted living beds and approximately 46 shall be memory care beds (collectively, the “**Equipment**” and “**Improvements**”; and, together with the Land, the “**Facility**”), for lease by the Agency to the Company and further sublease by the Company to the Sublessee for use as an affordable senior housing facility with an emphasis on special needs such as frail elderly and those with mobility impairments. The Facility will be initially owned by the Company and managed by an unrelated affiliate of Life Care Services.

The Agency contemplates that it will provide financial assistance to the Company and the Sublessee in the form of exemptions from mortgage recording taxes in connection with the financing or any subsequent refinancing of the Facility, and exemptions from sales and use taxes in connection with the construction and equipping of the Facility and abatement of real property taxes, consistent with the policies of the Agency.

A representative of the Agency will, at the above-stated time and place, hear and accept written comments from all persons with views in favor of or opposed to either the proposed financial assistance to the Company and the Sublessee or the location or nature of the Facility. At the hearing, all persons will have the opportunity to review the application for financial assistance filed by the Company and the Sublessee with the Agency and an analysis of the costs and benefits of the proposed Facility.

Dated: August 23, 2014

**TOWN OF BROOKHAVEN INDUSTRIAL
DEVELOPMENT AGENCY**

By: Lisa MG Mulligan
Title: Chief Executive Officer