TOWN OF BROOKHAVEN
INDUSTRIAL DEVELOPMENT AGENCY

PUBLIC HEARING
HELD BY CONFERENCE CALL
RE: INTEGRATED STRUCTURES CORP.

October 21, 2020
10:00 a.m.

TRANSCRIPT OF PROCEEDINGS
APPEARANCES:

TOWN OF BROOKHAVEN
INDUSTRIAL DEVELOPMENT AGENCY
One Independence Hill
Farmingville, New York 11738

BY: LISA M.G. MULLIGAN,
CHIEF EXECUTIVE OFFICER

ALSO PRESENT: DANIEL S. DORNFELD, ESQ.,
FORCHELLI DEEGAN TERRANA LLP

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MS. MULLIGAN: Good morning. This is Lisa Mulligan. It is ten a.m. on October 21, 2020. This is the public hearing for the Town of Brookhaven Industrial Development Agency Integrated Structures project.

I am going to read the public hearing into the minutes.

NOTICE IS HEREBY GIVEN that due to the Nouvelle Coronavirus (COVID-19) Emergency State and Federal bans on large meetings or gatherings and pursuant to Governor Cuomo's Executive Order 202.1 issued on March 12, 2020, as amended to date, permitting local governments to hold public hearings by telephone and video conference and/or similar device, the Public Hearing scheduled for October 21, 2020, at 10:00 a.m., local time, being held by the Town of Brookhaven Industrial Development Agency (the "Agency"), in accordance with the provisions of Article 18-A of the New York General Municipal Law will be held electronically via conference call instead of a public hearing open for the public to attend. Members of the public may
listen to the Public Hearing, and comment on
the Project (defined below) and the benefits
to be granted by the Agency to the Company
(defined below) during the Public Hearing, by
calling (712)770-5505 and entering access code
884-124. Comments may also be submitted to
the Agency in writing or electronically.
Minutes of the Public Hearing will be
transcribed and posted on the Agency's
website, all in connection with the following
matters:

Integrated Structures Corp., a business
corporation organized and existing under the
laws of the State of New York, on behalf of
itself and/or the principals of Integrated
Structures Corp. and/or an entity formed or to
be formed on behalf of any of the foregoing
(the "Applicant" and "Sublessee") has applied
to the Agency to enter into a transaction in
which the Agency will assist the company (as
defined below) in the acquisition of an
approximately 3.03 acre parcel of land located
at 4 Pinehurst Drive, Bellport (the "Land"),
and an existing approximately 20,000 square
foot building located on the Land and the
construction of an approximately 4,000 to
5,000 square foot addition to the existing
building (the "Improvements"), and the
acquisition and installation therein of
certain equipment and personal property, not
part of the Equipment (as such term is defined
herein) (the "Facility Equipment"; and
together with the Land and the Improvements,
the "Company Facility"). The Company Facility
will be leased by an entity formed or to be
formed and an entity related to the Sublessee
and/or the principals of the Sublessee (the
"Company"), to the Agency and subleased by the
Agency back to the Company and the Company
will sub-sublease the Company Facility to the
sublessee, and (b) the acquisition and
installation of certain equipment and personal
property (the "Equipment"; and together with
the Company Facility, the "Facility"), which
Equipment is to be leased by the Agency to the
Sublessee and which Facility is to be used by
the Sublessee for the manufacture and
fabrication of structural steel parts (the
"Project"). The Facility will be initially owned and managed or operated by the Company. 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 or permanent financing of the Facility, exemptions from sales and use taxes in connection with the construction and equipping of the Facility, and abatement of real property taxes, all consistent with the uniform tax exemption policies ("UTEP") 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. Prior to the hearing, all persons will have the opportunity to review on the Agency's website (https://brookhavenida.org/), the application
for financial assistance filed by the Company
with the Agency and an analysis of the costs
and benefits of the proposed Facility.

Dated: October 10, 2020

TOWN OF BROOKHAVEN
INDUSTRIAL DEVELOPMENT AGENCY
By: Lisa M.G. Mulligan
Title: Chief Executive Officer

Has anyone joined the public hearing?

MR. DORNFELD: This is Dan Dornfeld on
behalf of the applicant from Forchelli Deegan
Terrana.

MS. MULLIGAN: Thank you, Dan.
Would you like to make comment?

MR. DORNFELD: I just want to thank the
IDA for its support of a project that we
believe will help create jobs and help drive
the economy and investment in Brookhaven.

MS. MULLIGAN: Thank you.

Has anyone else joined the public
hearing?

(No response.)

MS. MULLIGAN: I plan to leave this
open for about 25 more minutes if anyone
MS. MULLIGAN: It is 10:15 on October 21, 2020. This is the Town of Brookhaven Industrial Development Agency public hearing for Integrated Structures Corp. Has anyone joined the call? (No response.) MS. MULLIGAN: Hearing no one, we'll keep this open for about 15 more minutes. (Pause.) MS. MULLIGAN: It is 10:30 a.m. on October 21, 2020. This is the public hearing for Integrated Structures Corporation through the Town of Brookhaven Industrial Development Agency. Has anyone joined the call that would like to make comment? (No response.) MS. MULLIGAN: Hearing no comment, I am closing this public hearing. Thank you. (Time noted: 10:30 a.m.)
I, JOANN O'LOUGHLIN, a Notary Public for and within the State of New York, do hereby certify that the above is a correct transcription of my stenographic notes.

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JOANN O'LOUGHLIN