
NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that a public hearing pursuant to Title 1 of Article 18-A of the New York State General Municipal Law will be held by the Suffolk County Industrial Development Agency (the “**Agency**”) on the 15th of May, 2017, at 3:00 p.m., local time, at Town of Brookhaven Offices, Town Hall, Media Room, 2nd Floor, at One Independence Hill, Farmingville, New York 11738, in connection with the following matters:

495 Middle Country Road LLC, a New York limited liability company, on behalf of itself and/or the principals of 495 Middle Country Road LLC and/or an entity formed or to be formed on behalf of any of the foregoing (the “**Company**”), has applied to the Agency to enter into a transaction in which the Agency will assist in a project to be known as Westfield Green Selden Project consisting of (a) the acquisition of an approximately 14.25 acre parcel of land located at 495 Middle Country Road, Selden, New York 11784 (the “**Land**”), (b) the construction of 14 buildings totaling approximately 190,000 square feet to include 126 residential rental units (consisting of 94 units at market rate and 32 units of workforce housing units), including 12 townhomes, 33 ground floor apartments with garage, 49 upper level units with a loft, 8 upper level workforce units and 24 lower level workforce units, and the construction and development of common areas including, but not limited to, outdoor sitting areas with outdoor fire-pit, water feature, tennis, basketball and bocce courts, a BBQ area with tables, and an approximately 1200 square foot community clubhouse (the “**Improvements**”; and, together with the Land, the “**Facility**”), which Facility will be subleased by the Agency to the Company and which Facility will be used by the Company in its business as a provider of market rate and workforce housing. The Company will be the initial owner of the Facility.

The Agency contemplates that it will provide financial assistance to the Company in the form of exemptions from mortgage recording taxes in connection with the financing or any subsequent refinancing of the Facility, exemptions from sales and use taxes 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 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 with the Agency and an analysis of the costs and benefits of the proposed Facility.

Dated: May 4, 2017

**SUFFOLK COUNTY INDUSTRIAL
DEVELOPMENT AGENCY**

By: Anthony J. Catapano
Title: Executive Director