



MEETING DATE: 04/22/2021

SCIDA PROJECT ABSTRACT

APPLICANT NAME: D3, LLC CONTACT: Louis Dupere, CEO
Americas D3

AND ADDRESS: 20 Melville Park Road, Melville, NY 11747 PHONE: [REDACTED]

PRINCIPALS: Americas (North & South America) operating division of DIAM INTERNATIONAL SAS, Les Mureaux, Ile-De-France, France

PRODUCT/SERVICES: Manufacturer of retail displays including in-store furniture, cabinets, shelving and digital displays for the travel/retail industry (airport stores), Nordstrom's, Kohls/Sephora and many luxury retailers.

PRESENT FACILITIES: 20 Melville Park Road, Melville, NY 11747 (68,000 sq. ft.)
 Leased Space with 70 Maxess Road, Melville, Melville, NY 11747 (36,534 sq. ft.)
 operations in 5 locations 75 Marcus Drive, Melville, NY 11747 (49,037 sq. ft.)
 totaling 216,000 sq. ft. 85C Marcus Drive, Melville, NY 11747
 100 Adams Blvd, Farmingdale, NY 11735

PROJECT LOCATIONS 70 Maxess Road, Melville – Tax Map # (400-268-1-7.001)
TAX MAP#: 75 Marcus Drive, Melville – Tax Map # (400-267-2-16.000)
 Town of Huntington 20 Melville Road, Melville – Tax Map# (400-268-1-10.000)

PROJECT DESCRIPTION: To renew three leases, expansion, renovations and equipping of three locations: approx. 55,376 sq. ft. building at 70 Maxess Road housing design, manufacturing, warehouse and distribution for Travel Retail + Sephora Kohl's business unit (increasing space by 18, 842 sq. ft.); 75 Marcus Drive, Melville 49,037 square foot building housing manufacturing, warehouse and distribution for Department Store + Macys business unit and 20 Melville Park Road, Melville, 68,000 square foot building – Headquarters office, design and manufacturing for Sephora business unit.

PROJECT COSTS AUTHORIZATION SOUGHT: \$3,035,509 Lease Transaction

LAND (Carrying Costs, Lease, Taxes)	
CONSTRUCTION – (Renovations)*	775,753
MANUFACTURING EQUIPMENT (Sales Tax Exempt)	350,000
NON-MANUFACTURING EQUIPMENT	200,000
ENGINEERING & ARCHITECTURAL FEES	
LEGAL FEES	20,000
FINANCIAL CHARGES (Interest & Closing Costs)	
OTHER FEES/CHARGES (IDA, Ground Lease Costs)	1,689,756
TOTAL PROJECT COSTS	<u>3,035,509</u>

EMPLOYMENT

	<u># OF EMPLOYEES</u>	<u>ANNUAL PAYROLL</u>	<u>AVERAGE SALARY</u>
PRESENT (All Locations)	--	--	--
PRESENT (Suffolk County)	191	\$13,200,000	\$69,110
PROPOSED 1ST. YEAR	40	\$2,541,000	\$63,650
PROPOSED 2ND. YEAR	25	\$1,620,000	\$64,800
GRAND TOTALS	256	\$17,361,000	\$69,531

COMMENTS: 4/22/21: Inducement resolution approved for an approximate \$3,035,509 lease transaction.
 Voting: 7 (NW,KH,SC,AG,BB,GC,JS) – 0. Absent: None. 5/18/21: Public Hearing held.