

ECONOMIC DEVELOPMENT, HIGHER EDUCATION & ENERGY COMMITTEE

of the

SUFFOLK COUNTY LEGISLATURE

Minutes

A regular meeting of the Economic Development, Higher Education & Energy Committee of the Suffolk County Legislature was held in the Rose Y. Caracappa Legislative Auditorium of the William H. Rogers Legislature Building, Smithtown, New York, on May 6, 2009.

Members Present:

Legislator Wayne Horsley - Chairman
Legislator Steve Stern - Vice-Chair
Legislator Vivian Vilorio-Fisher
Legislator John Kennedy

Members Not Present:

Legislator Cameron Alden

Also In Attendance:

George Nolan - Counsel to the Legislature
Alicia Howard - Legislative Aide/Clerk's Office
Brendan Stanton - Aide to Legislator Horsley
Jack Cafferty - Aide to Presiding Officer Lindsay
Michael Pitcher - Aide to Presiding Officer Lindsay
Paul Perillie - Aide to Majority Leader Cooper
Tom Ryan - Aide to Legislator Vilorio-Fisher
Debbie Harris - Aide to Legislator Stern
Joe Muncey - Budget Analyst/Budget Review Office
Ben Zwirn - Deputy County Executive
Steve Tricarico - County Executive Assistant
Jim Morgo - Former Chief Deputy County Executive
Carolyn Fahey - Economic Development, Workforce Housing
Nick Anastasi - Assistant to the Commissioner/Economic Development
Michelle Isabelle Stark - Cultural Affairs Coordinator/Economic Dev
Mitchell Rechler - Rechler Equity Partners
Gregory Rechler - Rechler Equity Partners
Bill Hillman - Chief Engineer/Department of Public Works
Basia Braddish - County Attorney's Office
Chuck Stein - Suffolk County Community College
Steve Gittleman - Vanderbilt Museum
Carol Hart - Vanderbilt Museum
David Axelrod - Poet Laureate
George Wallace - Former Poet Laureate
Tammy Nuzzo-Morgan - Nominee/Poet Laureate
Debra Alloncius - Legislative Director/AME
All other interested parties

Minutes Taken By:

Donna Catalano - Court Stenographer

Minutes Transcribed By:

Alison Mahoney - Court Stenographer

*(*The meeting was called to order at 2:24 PM*)*

CHAIRMAN HORSLEY:

May we please stand for the Pledge.

SALUTATION

May we all stand for a moment of silence for all the men and women who protect other people across the sea.

MOMENT OF SILENCE

Thank you very much. Please be seated. All right, good afternoon, everybody, and welcome to the Economic Development, Higher Education & Energy Committee Meeting of May 6, 2009. And what I'm going to do, first up is to do the presentations, and I'd like Carolyn Fahey to come on up and why don't you take a seat. And if I may, Carolyn, it would be appropriate to bring Greg and Mitch up at this time?

MS. FAHEY:

Your call, Mr. Chairman.

CHAIRMAN HORSLEY:

Well, it's my call, then come on up, guys, and have a seat at the table.

D.P.O. VILORIA-FISHER:

And Carolyn, you see the new mics.

MS. FAHEY:

I know, I'm impressed.

D.P.O. VILORIA-FISHER:

You have to press the button.

MS. FAHEY:

Oh. I'm impressed.

CHAIRMAN HORSLEY:

It takes a while. Carolyn, why don't you proceed. And I know you have a few things that you'd like to get off your chest.

MS. FAHEY:

Good afternoon, Committee Members. Thank you again for letting us bring to you the fruits of our labors over the last 39 years with regards to the development of the Industrial Park at Gabreski Airport.

Most of you from the committee were able to attend the Economic Development Committee we hosted at the airport last year, and to see first hand the property that we're in the process of trying to develop. References to the redevelopment of the 58 acres at Gabreski go back as early as 1970, back into the Town of Southampton's Master Plan and the County's Master Plan for the airport. In the mid 1990's, the County began to lay the ground work and prepare the park and the necessary documents. In 1998, the FAA agreed to release 58 acres from aviation use for the purpose of developing a light industrial park. Progress was at a standstill until March of '05 when a compromise between the town and the County's jurisdiction was reached by former Chief Deputy Jim Morgo and former Town Supervisor Skip Heaney, both of who are here with us today. In essence, the town would set the zoning through the creation of a planned development district and prepare the necessary SEQRA review, and the County agreed to solicit development proposals that would adhere

to the town's guidelines.

Over the next four years, various actions had to take place. The town adopted its Airport Plan Development District Master Plan in June of '07, along with its associated FGEIS. The County, as an involved agency, adopted a finding statement via Resolution 151-2008. In December of '07, the County prepared and solicited development proposals through the RFP process for what is now known as the Hampton Business and Technology Park. Proposals were reviewed and evaluated, and in September of '08, the proposal that was submitted by Rechler at Gabreski, LLC, was selected and the negotiations began, resulting in what you have in front of you today in IR 1372. Mitchell and Greg Rechler are here to give you a presentation on their proposal and their plans and vision for the industrial park.

Also on your agenda are two other resolutions that are relative to the development of the industrial park. One is IR 1251, it's the Local Law that allows the County to enter into a 40 year lease with a 40 year extension; currently County law only allows us to lease for 40 years. Based upon the initial inquiries and discussions and the negotiations that followed, it became apparent that any developer would be looking for something longer than the 30 years. The Local Law that you have in front of you gives the County the option to do the 40 year plus a 40 year extension at the County's approval. Also in front of you is IR 1387, authorizing the bonds through Capital Project 5735. 5735 is the infrastructure money needed for the County to complete its obligations with regards to the main access road at Gabreski Airport; it's the access road that goes through the industrial park, but also feeds the aviation area. In 2006, this Legislature appropriated the money at the department and County Executive's request, but we didn't bond, not knowing how much we would need or if we would need anything, based upon the development proposals that we would receive. Resolution 1458 appropriated three million, we are asking for only 2.25 million, that would allow the County to do the infrastructure improvements that it has agreed to do.

With us here today to answer any questions with regards to these documents is former Chief Deputy Jim Morgo, Commissioner Pat Heaney, Bill Hillman from the Department of Public Works, Basia Braddish from the County Attorney's Office, Nick Anastasi and myself. With that, I turn it over to Mitchel and Greg.

D.P.O. VILORIA-FISHER:

Mr. Chair? Wait a minute, wait a minute. I just can't find the number that you just said; was it 1458, is it on our agenda or is it coming up?

MS. FAHEY:

No. All three --

D.P.O. VILORIA-FISHER:

Can you just say the number again? I might have misheard.

MS. FAHEY:

-- are on your agenda. 1251 is the Local Law, the Public Hearing was closed at the last meeting.

D.P.O. VILORIA-FISHER:

Okay.

MS. FAHEY:

1387 is the industrial park improvements, the infrastructure and 1372 is the lease with Rechler, LLC.

D.P.O. VILORIA-FISHER:

(Inaudible).

MS. FAHEY:

Maybe I misspoke; sorry.

LEG. KENNEDY:

Mr. Chair? If I can, too?

CHAIRMAN HORSLEY:

Yes, Mr. Kennedy.

LEG. KENNEDY:

Carolyn, you mentioned, I guess, 1251, that would seek to go ahead and take a lease duration and ultimately run it out to 80 years.

MS. FAHEY:

We talked to the County Attorney to help maybe explain any more detail, but what -- in general what it does, it allows the County to go into a 40 year lease with a 40 year option on that lease.

LEG. KENNEDY:

Basia is here and she can speak to this. Back in my days out in the County Clerk's Office, a lease in excess of 49 years was treated as an outright conveyance for recording purposes. I'm just curious how we look at this when we set up the lease documents if, in fact, we still reserve all our rights. I mean, even now, 80 years is, you know, there's going to be many more Legislatures. Is the intent ultimately to revert back to the County? How do we treat it?

MS. BRADDISH:

Yes, the lease provides that upon the termination of the lease, everything -- you know, the property, everything that's constructed would become the property of the County. It's a 40 year lease. There is the right of the County -- the County consent is required in order to indicate that the tenant, which is Rechler, is in compliance with all the conditions, that would be a prerequisite to any extension of the term. And you are correct, in some ways it is treated as a transfer and those are monetary issues that the Rechler's have been -- are aware of and will be dealing with.

LEG. KENNEDY:

And while we welcome the improvements, and I'm interested to go ahead and hear about what your visions are for the area, it is still very clear that ultimately we are retaining fee absolute and this is just a right to occupy.

MS. BRADDISH:

It's a ground lease, and during the term of the lease, they would own the improvements. At the termination of the lease, the improvements would become the County's

LEG. KENNEDY:

Thank you.

CHAIRMAN HORSLEY:

Okay. Thank you very much, Legislator. And let me move to Mitch and Greg Rechler from Rechler Equity. I've got to tell you, first of all, it's an honor for you guys to be here, for me to have you here today before this committee. Rechler Equity is certainly one of the preeminent developers on Long Island and I'm just so impressed that you're doing work at Gabreski, it's a long time coming and I look forward to your innovations. You know, I took a look at the plans the other day, Mr. Kennedy, and we got cupolas, and it's not the typical Rechler modern-style building. So I think it's interesting stuff, I applaud your innovations and the fact that you're here today. Why don't you give us some details on your project.

LEG. KENNEDY:

Mr. Chair, I like all their buildings.

CHAIRMAN HORSLEY:

No, I wasn't being critical. No, I wasn't being critical.

MR. MITCHELL RECHLER:

Well, thank you very much. I'm Mitchell Rechler. What I just wanted to do is just give a very brief history as far as Rechler Equity Partners and what we do and what we have been doing.

We're a 50-year old company. We currently have almost seven million square feet, primarily industrial buildings but some office buildings as well. And many of those buildings were first developed by Greg and my grandpa, William Rechler, 50 years ago when he bought 1,600 acres of the ITT site on Motor Parkway which was -- it first became Vanderbilt Industrial Park and now is the John V. Klein Industrial Park, the second largest industrial park in the country; it was the largest at the time. That was the first of what has been many developments of industrial parks in Suffolk County.

Our fathers, Donald and Roger Rechler, in the 60's developed a three million square foot industrial park, Airport International Plaza across the street from McArthur Airport. And then later in the late 70's, early 80's, developed County-Line Industrial Park in Melville on Bethpage-Spagnoli Road, also almost -- about three million square feet. Greg and I, in the 80's and 90's, had developed adjuncts to the park out in AIP called Rechler Business Park at AIP right next to McArthur Airport where it was several hundred thousand square feet, And this is something we're very comfortable doing. We have been very successful. You know, just to give you an idea, in today's world, in today's market we're running at roughly a 94% occupancy rate. You know, we're a full-service real estate company within house, architecture, property management, finance, environmental, leasing, the whole works, and this is really our power alley.

When the RFP came across, we were very excited about it. We both have good familiarity with Gabreski Airport and we knew that it was a great opportunity for the area. In addition, you know, we do have a relationship with the Town of Southampton and we knew that they had a desire as well to see some economic development in the area. So we're very excited about it, we think it's going to do fantastic on many different levels and we do think it's well needed for the area.

MR. GREGORY RECHLER:

Is this working? Question; if I stand up, is that okay, if I don't have a mike, if I promise to talk up?

MS. ORTIZ:

There is a mike over there.

MR. GREGORY RECHLER:

Oh, there is? Okay. This works, right? Well, you know, let me -- I did want to -- I wanted to really demonstrate or show what our vision was. I don't know if everyone -- can everyone see this? Okay. In any case, as Mitch said, we're very excited about this project. I'll bring this closer once I get a little more chord here. But we are very excited about the project.

The challenge really was how do you incorporate 21st Century technology and goals, you know, in Westhampton, in the Township of Southampton when, you know, there's really a desire for the park to feel and look contextual. As I said, you have copulas, so, and that was really what we needed to do. And at the same time, we needed to really incorporate our goals for the property, which really have rung true for us for a long time, which is flexibility. Because you could always say we'd love to have this kind of tenant or that kind of tenant, but at the end of the day, the tenant that needs to be there is the tenant that's coming to the property. You know, so for us, the most important aspect is flexibility; flexibility meaning height, parking, loading and the ability to take large buildings which, you know, adds scale and construction and make them into smaller spaces, 5,000 square feet, 7,500 square feet, 10,000, 50,000, 100,000. You know, those -- that's what gives you the ability to draw from an entire community and not just one sector of a community, and that was really

important.

So in doing so, we came up with a design that really came up with six different kind of multi-use, industrial-type buildings, but have the capability of being -- in one case, this building has the capability of being a movie production studio, because we are talking to one tenant who's very interested in having that use on the site. You know, these buildings have great ability to be more of a showroom-type of use as well as industrial and warehouse distribution. The smaller buildings set themselves up for mixed use where we have manufacturing, assembly, distribution office all under one roof, And this building sets up for the same as well as one-story, you know, back office use.

Another need of the community and the desire of the community was for a hotel, so we designed a 165-room hotel which would most likely be a flag. We haven't -- we can't tell you what flag it is yet because we haven't been able to source that out yet, but it could be something like a Marriot Courtyard, something that would not only provide lodging, you know, for tourists, but really also for the business community which would also tie nicely into the park as well as providing catering for various events, you know, some business, some social. Again, a strong desire.

The other thing that we wanted to do, we felt it was very important to do, and as the -- you know, the County was -- this park will be developed as a LEAD-certified park. And by that, you know, it's going to have all the elements that any 21st Century LEAD-certified park is going to have which includes the simplest things like bicycle storage and showers so people can bike to work and shower and pretty much everything else that you could think of in terms of energy conservation. So, you know, it does all that. In addition, we created public space which we think is important which includes a day care center, which would be, you know, would be leased and privately run but, you know, really serves as a strong amenity to the park as well as what we're titling a sports field, but really it's a public use field for, you know, music and community venues, but we think it's important to bring the community on-site as well.

So in doing all that, you know, we really still felt the need and, you know, and believed it was the desire of the community to, you know, design all this 21st Century technology, but do it in a way that it really did feel contextual, that it tied into the community. Again, you know, while these look like they could be single, free-standing buildings, they really break up as multi-tenant buildings and gives a lot of flexibility as to who our occupants can be. So that's our project. I'm happy to answer any questions, or if you want a closer look at this, I'm happy to bring it up.

CHAIRMAN HORSLEY:

Thank you very much, Greg. Let me start off of some of the questions. And one, I know that you've worked with the town and they are on board and you've gone through all those processes. But for the County's sake, I know we're talking about infrastructure, we're going to be putting together -- we're going to be doing the road work to the entranceway to the park and putting signage out front, the Gabreski Airport Industrial Park, whatever it may be. But how about sewers? Could you -- do you want to describe the infrastructure that the County is going to be providing for this and how this meshes in with the park itself.

MS. FAHEY:

The County will be installing the sewers up halfway from the eastern portion of the main access road up to the traffic circle that is seen in the park, and then the developer will be responsibility for all the connections thereafter. So the County would be creating a spine of utility and then the developer would be responsibility for anything that needs to go into the park

CHAIRMAN HORSLEY:

And for you, either of the two gentlemen; what sort of numbers of anticipated of employment do you see at the park; how many people is this going to be bringing to work in the east end?

MR. GREGORY RECHLER:

Again, it really varies by use, but it could be as much as, you know, 1,500 employees within that park, or probably maybe as much as 3,000 depending upon --

MR. MITCHELL RECHLER:

Yeah, it's generally in that range based on -- right, based on the density and square footage, in the 1,200 to 3,000.

CHAIRMAN HORSLEY:

That's great stuff. I have a couple of more questions, but I'll be glad to relinquish this to any of my colleagues. Legislator Stern.

LEG. STERN:

Thank you, Mr. Chairman. And welcome. I was just interested to know what the time period would be, from the time you break ground until the time you're ready to cut the ribbon.

MR. GREGORY RECHLER:

So the way the schedule is going to work is when we finish with this process and we have a counter-signed lease, you know, we anticipate shortly thereafter, meaning within a couple of months, we'll be filing an application with the Town of Southampton which we anticipate will take about a year, 12 months, you know, before we get through that process. The process should be relatively clean-cut.

I didn't point out before but I should point out that our design completely conforms with the zoning for the property, so we would not be seeking any variances whatsoever in this process. And so once that happens, you know, you figure a few months thereafter for a building permit, so I would say 15 months from the time we have a duly executed lease.

D.P.O. VILORIA-FISHER:

Wayne?

CHAIRMAN HORSLEY:

Legislator Viloría-Fisher.

D.P.O. VILORIA-FISHER:

Carolyn, when does this go before CEQ, or has it.

MS. FAHEY:

The SEQRA is all done.

D.P.O. VILORIA-FISHER:

All the SEQRA is done.

MS. FAHEY:

The Town of Southampton was the lead agent, they did their overlay district and as an agreement in doing that, they were responsible for the environmental. The County, as an involved agency, needed to adopt a finding statement based upon the town's final GEIS and you did that last year. So SEQRA is done.

D.P.O. VILORIA-FISHER:

Good. Oh, that's a big step.

CHAIRMAN HORSLEY:

Yes, very big.

D.P.O. VILORIA-FISHER:

And I thought I remembered that Gabreski had sewer infrastructure.

MS. FAHEY:

We have our own sewer plant on-site that handles the Air National Guard, all the aviation uses and the industrial park. So the spine that I talked about is connecting to the treatment plant that's on-site

D.P.O. VILORIA-FISHER:

Okay, that's what confused me. Because it didn't sound as if you were connected to something that was already existing and I had remembered that there was an existing sewer. Okay. Thank you .

CHAIRMAN HORSLEY:

Carolyn, on the sewer issue, are we okay as far as the capacity and its update and the like; you want to go through that?

MS. FAHEY:

We're fine. The sewage treatment plant has 100,000 gallons per day capacity and we have plenty on the side reserved for the development of this park.

CHAIRMAN HORSLEY:

And that would include the hotel?

MS. FAHEY:

Yes.

CHAIRMAN HORSLEY:

Legislator Kennedy.

LEG. KENNEDY:

Thank you. The design looks excellent and I commend you for the forward thinking for your flexibility as far as looking at how to keep it ultimately occupied. I know you do your best work to solicit good tenants, long-term tenants, quality tenants. But as you know, being businessmen in this multi-generational business, tenants do come, tenants do go, tenants have different types of things. So the flexibility for the structures is important.

Towards that end, this is development that is adjacent to an airport. And when I was just looking at the resolution, it talked about -- actually what we'll be doing is we'll be agreeing to a use that would be in surplus to the operations of an airport. Now, it's not like we're, you know, JFK or Laganardia, but we have planes coming in, we have planes going out. Your tenants are comfortable with that, even as you talk to, you know, some of your hotel operators or others? They're okay with that, they look at that as an advantage or as neutral, or how do they look at it?

MR. GREGORY RECHLER:

Well, actually, it's a little ironic, but somehow we tend to generate towards airports, it's not uncommon for us to have this situation.

LEG. KENNEDY:

Okay.

MR. GREGORY RECHLER:

But it really has not been an issue. For example, as Mitch said, you know, we built 500,000 square feet literally adjacent to McArthur Airport --

LEG. KENNEDY:

Uh-huh.

MR. GREGORY RECHLER:

-- which posed absolutely no concern in terms of marketability and leasability of that park. And as far as the airports, airports are generally accustomed to -- I mean, hotels are generally accustomed

to be, you know, near airports. So we look at it actually as a plus from a marketability perspective, not a negative.

MR. MITCHELL RECHLER:

And also relative to the hotel, there is no quality hotel in the east end, in the Hamptons at all. So, you know, any potential hotel is very excited just to be able to get literally a flag in that area to be able to draw both, you know, the tourist crowd as well as the business. And the fact that being near the airport, both from the industrial use as well as the hotel, there will -- my guess and my experience has been that you might even have executives who would fly in on private planes to be able to either go to the hotel or leased space, to have that convenience

LEG. KENNEDY:

How much is -- I looked quickly at the configuration of the buildings. The total amount of footage that you propose to construct is how much?

MR. GREGORY RECHLER:

It's going to vary slightly, but it's between 470 to 520,000 square feet.

LEG. KENNEDY:

So half million, half million is a comfortable number to say. And I should know this but I don't, I was looking for a key map. This development is actually, what, just to the west of where the runway is? I mean, I'm familiar with the airport, I've been out there and it's basically a north/south large runway and this will lie just to the west of that, Carolyn, is that what it is now?

MS. FAHEY:

Correct, right along County Road 31. I did mean to hand out some maps just to give you some perspective as to where the park is, so Renee's going to hand them out.

LEG. KENNEDY:

And will there be anything that needs to be done with that access road up to Sunrise Highway, 135? Are we anticipating -- I mean, will it bear regular traffic, will it bear truck traffic, will it have any kind of need for an upgrade or is that okay in itself?

MS. FAHEY:

There's some upgrade proposed. Bill Hillman from DPW is here to discuss what needs to happen at that intersection, which the County would be taking care of. So if you want Bill to come up.

LEG. KENNEDY:

Is that -- I would be interested to hear that. Bill, is the -- and with the project, is that an infrastructure piece that we're bearing the cost on; and if so, approximately what is it?

MR. HILLMAN:

Yes, we are bearing the cost on that. The road also provides access to the airport facility.

LEG. KENNEDY:

Yeah.

MR. HILLMAN:

Therefore, it needs to be maintained in County control

LEG. KENNEDY:

Absolutely agreed.

MR. HILLMAN:

So it's our responsibility to upgrade that facility. We're essentially going to reconstruct the entire roadway, coordinating with the utility infrastructure installation. Utility infrastructure and roadway

construction will total the 2.25 million that the resolution includes.

LEG. KENNEDY:

So that's our capital contribution to that. Carolyn, is there -- you said that the waste treatment plant has got adequate capacity to accommodate flow from about a half million square feet of slash industrial -- with the hotel. Is there anything else that we're doing as far as site upgrades or infrastructure investment over this 2.25 accommodated at all?

MS. FAHEY:

There are two Capital Projects out there. One is 5713, that about five or six years ago the Legislature appropriated some planning and design money for that main access road. We are going to be before you again looking for \$75,000 in planning and design to reappropriate some of that money that sort of expired because the timeframe. And then the 2.25 million that the resolution in front of you now, 1387, has 2.25, the authorization to bond 2.25 of the three million that was appropriated in '06.

LEG. KENNEDY:

Thank you. Is any of this something that would be stimulus eligible, Bill, or are we in for the full nickel?

MR. HILLMAN:

No, this is all bonded money. And Carolyn, correct me if I'm wrong, the resolution would be modified with a CN to include the 75,000?

MS. FAHEY:

The 75000 will be in front of you as a CN from a different Capital Program. This resolutions as it is.

MR. HILLMAN:

Okay.

MS. FAHEY:

There will be a CN on Tuesday asking for the appropriation of 75,000 in Capital Project 5713 to finish up the planning and design portion. What ended up happening was we had a 5713 Capital Program adopted, and then about four or five years later, in order to address the Homeland Security Park designation, the County Executive wanted -- a second Capital Program was created. So we kind of merged them over the years, but because the initial appropriation was made in 5713, we need to stay with that. That will all be laid out in the next resolution.

LEG. KENNEDY:

And I do not, under any circumstances, want specific numbers to this, but I'm just going to hypothesize a little bit here. So maybe we're doing three million told or two and a half million or something for site improvement to facilitate this half million square foot of development, but the terms and conditions associated with that 40 year lease will more than offset what that initial capital cost is that we're making?

MS. FAHEY:

Two points. One, the infrastructure had to be done anyhow. That road needed to be redone, the utilities needed to be upgraded and replaced; it's to support the aviation portion of the airport. What we're doing in that spine is to put in maybe a little bit more, but not much more to facilitate their development, but it is to support the aviation use, the development on the north side and the development on the south side of the airport

LEG. KENNEDY:

Well, you know, look, we're in a time where we're scrutinizing very heavily every Capital Project that comes before us. So while I'll agree with you that we need to do that road over, I've been on it as

recently as last summer, I don't know that we might have moved in a fashion that it appears we're going to move now but for facilitating this project. However, however, that being said, I'll go back to the rest of my -- I'll try to put it in a question. Just say to me, "Yes, we're going to get more money out of this than we're going to spend," that's all.

MS. FAHEY:

Yes

LEG. KENNEDY:

Okay, good. Thank you.

*(*Laughter From Audience*)*

CHAIRMAN HORSLEY:

Legislator Stern.

LEG. STERN:

Thank you, Mr. Chairman. Bill, maybe you could just take me through specifically what the work is going to be. I understand the work that needs to be done and the infrastructure that we are going to be participating in in the development. Was there additional work that's going to be done along the stretch of County Road 31; and if so, what is that?

MR. HILLMAN:

Minor intersection improvements; left-turn lane and signal to go into the facility, right-turn lane northbound to go east into the facility. So just intersection improvements.

LEG. STERN:

Thank you.

CHAIRMAN HORSLEY:

Legislator Lindsay.

P.O. LINDSAY:

Going back to Legislator Kennedy's point. And I can appreciate him wanting to see numbers that we would recoup our investment, but if we broke even we'd be doing fine. We've never made money on this airport, we've lost a fortune on this airport as long as I'm here. Anything to make that place pay for itself I think is a much needed improvement and I think it's worth the investment.

MR. HILLMAN:

If I could just add a few comments.

CHAIRMAN HORSLEY:

Go ahead.

MR. HILLMAN:

As Legislator Kennedy indicated, the road is in extremely poor condition. We were going to be doing that work anyway. It's a standard road design; curb, drainage improvements, we would have been doing the work anyway. The utilities, we would have been putting in trenching, putting in conduits. Once you have the trench open, the expense to put in one additional conduit here, another additional conduit there is very, very minimal. So 95% of this work, 98% of this work would have been expended anyway.

MS. FAHEY:

If I could just add. We had two resolutions appropriating money for infrastructure to the industrial park, totaling about five and a half to \$6 million. We have not bonded on any of that pending who was going to develop the park. In the end, as opposed to spending the six million, we're going to spend maybe two and a half.

CHAIRMAN HORSLEY:

Okay. All right, that's terrific. You know, let me just quickly add. You know, we've been hearing in the papers and we hear it every day how difficult it is to develop on Long Island, from the slows to NIMBYism to whatever it may be. But here is a situation, because not only did the developer but also our economic development team, and that even goes to the old boss behind you --

MS. FAHEY:

Jim who?

MR. MORGO:

Emphasis on "boss", not "old".

*(*Laughter From Audience*)*

CHAIRMAN HORSLEY:

You know, you did the homework and you were out there talking to the community and the community meetings ad nauseam for the last two years and you don't hear a thing about it, and it makes this easy. You know, when things are made to look easy in government, it often gets over looked. But the reality is this is good stuff. We might be bringing upwards of 3,000 jobs to the east end, and during a time of recession, I mean, could it get any better? So congratulations to all.

MS. FAHEY:

Credit also goes to our current Commissioner who was Supervisor of the town at the time --

CHAIRMAN HORSLEY:

Absolutely, I didn't want to --

MS. FAHEY:

-- who did help us bring the community together.

CHAIRMAN HORSLEY:

The whole economic development team; you know, even Nick back there.

MR. ANASTASI:

Yeah.

MS. FAHEY:

Not Nick, no.

*(*Laughter From Audience*)*

P.O. LINDSAY:

Mr. Chairman, may I suggest that we take three resolutions out of order so that these gentlemen can be on their way?

CHAIRMAN HORSLEY:

Sure, we can do that. When the Presiding Officer asks me for something, I am your man. Okay.

Introductory Resolutions

I believe the first one is 1251? I'll make a motion to take ***1251-09 - Adopting Local Law No. -2009, A Local Law setting lease terms pertaining to leases of real property acquired for airport use (County Executive).***

LEG. STERN:

Second.

CHAIRMAN HORSLEY:

To take that out of order, second by Legislator Stern. All those in favor? Opposed? So moved. Now on the motion of 1251, all those in favor?

LEG. STERN:

You need a motion. Motion to approve.

CHAIRMAN HORSLEY:

Oh, motion to approve. I'm sorry, yes, you're right. Motion to approve by Legislator Stern, seconded by Legislator Vilorio-Fisher. All those in favor?

LEG. KENNEDY:

Mr. Chair?

CHAIRMAN HORSLEY:

Yes.

LEG. KENNEDY:

I just have one question and I don't see Counsel here. It looks like in the bill, unless I'm reading it wrong, are we deleting some reference to a Charter provision, C15; does anybody know anything about that? You don't see anything in there, Basia? I just brought it up on the screen, I don't have hard the copy in front of me, but it's bracketed around C15, unless that was a typo. And when I bring it up here, I don't see that it's in the reserved section. All this bill is doing is just allowing for an additional 40 years and renewal and we are not --

MS. BRADDISH:

All it does is allow the option for the County to offer a 40 year renewal.

LEG. KENNEDY:

Okay. And we're not striking any other language, any other Charter provisions?

MS. BRADDISH:

No, and it's very specifically limited to the industrial park as well.

LEG. KENNEDY:

Okay, fine. Okay.

CHAIRMAN HORSLEY:

All right? All right, we have a motion on the floor and it's seconded. All those in favor? Opposed? So moved, **1251 is approved**
(VOTE: 4-0-0-1 Not Present: Legislator Alden).

Okay, now moving down, I think the next one is 1372; is that correct, Carolyn?

MS. FAHEY:

Yes.

CHAIRMAN HORSLEY:

Okay. I'll make a motion to take 1372 out of order.

LEG. STERN:

Second.

CHAIRMAN HORSLEY:

Second by Legislator Stern. All those in favor? Opposed? So moved. Now we're on to **IR 1372-09 - Authorizing a lease agreement with Rechler at Gabreski LLC, for use of property at Francis S. Gabreski Airport (County Executive).**

LEG. STERN:

Motion to approve

CHAIRMAN HORSLEY:

Motion to approve by Legislator Stern, seconded by Legislator Viloría-Fisher. All those in favor? Opposed? So moved.

Approved (VOTE: 4-0-0-1 Not Present: Legislator Alden).

And the last of the three is IR 1387. I'll make a motion to take that out of order. Second by Legislator Stern. All those in favor? Opposed? So moved. On the legislation, **1387-09 - Making certain SEQRA determinations and authorizing completion of infrastructure improvements in the vicinity of the Homeland Security Technology Park (Hampton Business and Technology Park) at Gabreski Airport (CP 5735) (County Executive).** I'll make the motion to approve.

LEG. STERN:

Second.

CHAIRMAN HORSLEY:

Seconded by Legislator Stern. All those in favor? Opposed? So moved, **It has been approved (VOTE: 4-0-0-1 Not Present: Legislator Alden).**

D.P.O. VILORIA-FISHER:

And Carolyn, the SEQRA was right in front of me and I missed it. Thank you.

CHAIRMAN HORSLEY:

To all concerned, good luck, God speed. Thank you very much.

All right. If we can get us back in order. I have a request from Legislator Viloría-Fisher to take 1392, **1392-09 - Designating Poet Laureate for Suffolk County (Tammy Nuzzo-Morgan) (Horsley)**, out of order, that's 1392. Viloría-Fisher makes the motion and second by Legislator Stern. All those in favor? Opposed? So moved. On the motion, 1392. I know Ms. Nuzzo-Morgan is here; could you come on up?

D.P.O. VILORIA-FISHER:

And so is David Axelrod.

CHAIRMAN HORSLEY:

Oh, absolutely. Mr. Axelrod, David. I'm sorry. And for the record, we have chocolate candies provided by our Poet Laureate and they're very good.

D.P.O. VILORIA-FISHER:

Tammy, you can sit there at the table with David.

CHAIRMAN HORSLEY:

Yeah, come on up right at the table. Yeah, sit for a minute, be comfortable. David, let me start with you. And thank you for your tenure in office, and you did a great job. I mean, we had our moments in the beginning and -- which we won't even speak about. But certainly, one of the highlights over the last couple of years in David Axelrod's tenure is that he had a poet contest and he brought in literally, it must have been a hundred people that day, at a book store in Smithtown, I

believe it was Smithtown.

MR. AXELROD:
Stony Brook.

CHAIRMAN HORSLEY:

Stony Brook. Stony Brook, I'm sorry; that's Ms. Viloría-Fisher's district. And it was a wonderful time, it brought a lot of young people into poetry which is a good thing. David, if you would like to just introduce your guest today and if you would like to say a few words, I'd be glad to entertain that.

MR. AXELROD:

Thank you. And I'm very grateful for the support the County has given the literary community, but the general public, too. Because it's Tammy's day now and I'm happy to be here to endorse her, but just to make one quick comment. It was good of you and Vivian Viloría-Fisher to attend and we did have at least a hundred parents, general public; not just poets, because the outreach of this post, Poet Laureate, is to serve the whole County. And as I complete my duties, I'm going to give you another set of the books by young poets that we published through our fund-raising and a little anthology, enough copies for the committee. So good work gets done not just by I, in my duties as the Laureate, but by the support of all of the donors who gave to the programs.

Today I have the pleasure, together with the first Poet Laureate, George Wallace with whom I worked, to tell you our selection for the -- George was unable to attend, he's traveling today. But happy to tell you that after an extensive consideration, a long list, a shorter list and a short list, we determined that Tammy Nuzzo-Morgan will make a wonderful new Poet Laureate for her two years in office. She's already the Founder and Director of the North Sea Poetry Group which is in Southampton/Noyack area. She's been a presenter of wonderful programs, herself a teacher of poetry, worked in the County prisons to help prisoners, does all kinds of volunteer work in the general community. And you say you're not satisfied, you want more for your money, she has an MBA, so there's a business aspect. You know, there is a business of the arts and she'll be wonderful at it. And she's completing her MFA as we speak; she's probably even holding the poems that will go into the thesis.

So I don't know a candidate who could be more worthy and more welcoming of all the community than Tammy. I'd like her to say a few works to introduce herself.

MS. NUZZO-MORGAN:

Thank you for having me here today. As David said, I do have my BS in Accounting, my MBA in Management and Finances, and my MFA is under way now, so. I do have an organization, the North Sea Poetry Scene and we have a TV show, we have scholarships, we have anthologies, we have poetry contests. I do teach in the schools and prisons through BOCES, we have work shops; many different things on the resume, if you ever want to look at that. But I'm glad David and George are able to get through this nice and smoothly and I'm thankful that I'm the person they picked.

CHAIRMAN HORSLEY:

Yes, we also appreciate that nice and smoothly part.
Legislator Viloría-Fisher.

D.P.O. VILORIA-FISHER:

Well, I can certainly say that that bump in the road was certainly an anomaly because -- and I think that, David, you've vindicated my faith in you a couple of years ago. You've done a great, great job. I'm really proud to have been the original sponsor of the Poet Laureate Program here. Tammy, I was able to read a lot of your "For Michael" Collection, it's very tender, beautiful poetry. Thank you for sharing that.

MS. NUZZO-MORGAN:

Thank you. I hope you enjoyed the books. That book of poetry was something I had to write, not wanted to write.

D.P.O. VILORIA-FISHER:

You can feel that you had to write it, yes. It was like breathing in and out, I think, for those couple of years. But I look forward to the projects that you undertake during your tenure as Poet Laureate. You certainly have big shoes to fill, I think David has done a great job. But everybody brings his or her own mark. Each Poet Laureate has been different and has had very, very varied and different projects and helped to spread the love of poetry and understanding it. It's certainly exposure to poetry throughout Suffolk County. So we're really, really proud of the program and we're looking forward to seeing what you bring to it. I certainly know a great deal about the North Shore Poetry Scene, you know, I have read about it, I've seen some of the work and I look forward to working with you. Welcome, Tammy.

MS. NUZZO-MORGAN:

Thank you.

CHAIRMAN HORSLEY:

All righty. Are there any further questions or comments from the Legislature?

D.P.O. VILORIA-FISHER:

I make a motion to approve.

CHAIRMAN HORSLEY:

Okay. Is there anything else you would like to add, Tammy?

MR. AXELROD:

I just wanted to --

CHAIRMAN HORSLEY:

David?

MR. AXELROD:

-- bring forward, perhaps from being in so many public schools, just a quick show and tell and present it to you that you could then give on to the committee, the set of the books that the young poets produced. And there's a little anthology in there for each of you, and then I'd be happy to hear this initial resolution approved. When I said show and tell, show and tell. So these are nine books by young poets and an anthology of poets and their mentors, we're happy for the committee to look at it. Thank you.

CHAIRMAN HORSLEY:

Thank you very much, David. And again, congratulations on your tenure. And we have a motion to approve by Legislator Viloría-Fisher. I'll second the motion. All those in favor? Opposed? So moved. **Approved (VOTE: 4-0-0-1 Not Present: Legislator Alden)**. Congratulations. Now, what happens is you'll be -- your name will be put forward in front of the full Legislature on Tuesday; you don't have to be there. We appreciate the fact that you're here today and good luck on your tenure.

MS. NUZZO-MORGAN:

Thank you so much. Thank you.

CHAIRMAN HORSLEY:

You're welcome.

All right, while we're going through appointments, I also see that we have 1346; is Mr. Germano here? Mr. Germano? I don't --

P.O. LINDSAY:

He couldn't make it. He'll be at the next meeting.

CHAIRMAN HORSLEY:

Okay. All right, so apparently we're going to -- I'll make a motion to table.

LEG. STERN:

Second.

CHAIRMAN HORSLEY:

Seconded by Legislator Stern. All those in favor? Oh, I've got to take it out of order to do a table, don't I?

D.P.O. VILORIA-FISHER:

Well, maybe we shouldn't bother taking it out.

CHAIRMAN HORSLEY:

Right, okay. This is -- we're moving up to the top of the agenda.

1327-09 - Adopting Local Law No. -2009, A Charter Law to establish a new process for adopting the Suffolk County Community College Operating Budget (Horsley). Apparently that needs a Public Hearing on that, so I'll make a motion to table.

LEG. STERN:

Second.

CHAIRMAN HORSLEY:

Seconded by Legislator Stern. All those in favor? Opposed? So moved. ***Tabled (VOTE: 4-0-0-1 Not Present: Legislator Alden).***

1332-09 - Amending Resolution No. 186-2009, authorizing funding for Suffolk County Cultural Programming for 2009 (County Executive).

I'll make a motion to approve, second by Legislator Viloría-Fisher. All those opposed? In favor? So moved. ***Approved (VOTE: 4-0-0-1 Not Present: Legislator Alden).***

1334-09 - Authorizing the creation of a blanket utility easement for use by selected utility service purveyors at Francis S. Gabreski Airport (County Executive). We didn't do this one, did we?

LEG. STERN:

No.

CHAIRMAN HORSLEY:

Okay. I'll make a motion to approve.

LEG. STERN:

Second.

CHAIRMAN HORSLEY:

Second by Legislator Stern. All those in favor? Opposed? So moved. ***Approved (VOTE: 4-0-0-1 Not Present: Legislator Alden).***

1346-09 - Appointing Thomas J. Germano to the Suffolk County Community College Board

of Trustees (Presiding Officer Lindsay). I'll make a motion to table. Second by Legislator Stern. All those in favor? Opposed? So moved. ***Tabled (VOTE: 4-0-0-1 Not Present: Legislator Alden).***

1348-08 - Reappointing William D. Moore to the Suffolk County Community College Board of Trustees (Romaine). It has been withdrawn by the sponsor.

1372, we've already done that one, right?

LEG. STERN:

Yes.

CHAIRMAN HORSLEY:

1384-09 - Approving fee schedule for Suffolk County Film Permits and Rules and Regulations for notification and review of Suffolk County Film Permits (County Executive). I'll make a motion to approve, second by Legislator Stern. All those in favor? Opposed? So moved. ***Approved (VOTE: 4-0-0-1 Not Present: Legislator Alden).***

1387 we've already done, right?

D.P.O. VILORIA-FISHER:

Uh-huh.

CHAIRMAN HORSLEY:

1392 we've done.

1398-09 - Accepting a grant award from the United States Federal Aviation Administration, amending the 2009 Capital Budget and Program and appropriating funds in connection with the pavement management rehabilitation at Gabreski Airport (CP 5739) (County Executive).

I'll make a motion to approve.

LEG. STERN:

Second.

CHAIRMAN HORSLEY:

Second by Legislator Stern. All those in favor? Opposed? So moved. ***Approved (VOTE: 4-0-0-1 Not Present: Legislator Alden).***

Do I got them all.

LEG. KENNEDY:

Yes.

CHAIRMAN HORSLEY:

Okay, we're all set? Everything is covered? All right. Okay, motion to adjourn.

LEG. KENNEDY:

Second.

CHAIRMAN HORSLEY:

Seconded by Legislator Kennedy. All those in favor? Opposed? So moved.

(*The meeting was adjourned at 3:14 PM*)