

SCIDA PROJECT ABSTRACT

MEETING DATE: September 25, 2025

CONTACT:
PHONE:

APPLICANT NAME: Source One Packaging LLC
AND ADDRESS 20 Commerce Drive, Unit A
Hauppauge, NY 11788

PRINCIPALS: Deborah McGarry (90%) & Richard Perillo (10%)

PRODUCT/SERVICES: Warehouse and distributor converter of shrink film packaging with a customer base of including but not limited to food, beverage, pharmaceuticals and nutritional supplements.

PRESENT FACILITIES: Lease X Acreage 5 Sq. Ft. 38,695 .

NEW LOCATION/TAX MAP #: 20 Commerce Drive, Unit A, Hauppauge, NY 11788
(Tax Map # 800-181-3-001.034)

PROJECT DESCRIPTION: Lease additional space (16,836 sq. ft.) at their current location 20 Commerce Drive, Unit A, Hauppauge, NY 11788. Expanding business into printing, acquiring a digital printing press there is a large demand for shrink film printing. Total square footage increase from 38,695 to 55,526 the new space will require electrical upgrades, construction of a temperature-controlled room to house the machine.

PROJECT COSTS: AUTHORIZATION SOUGHT: **\$3,133,186 Lease Transaction**

COST OF RENOVATIONS TO A LEASED SPACE	250,000
MANUFACTURING EQUIPMENT	2,000,000
NON-MANUFACTURING EQUIPMENT	100,000
LEGAL FEES (BANK & COMPANY)	50,000
OTHER FEES/CHARGES	733,186

TOTAL PROJECT COSTS **\$3,133,186**

Construction jobs created: 1

EMPLOYMENT:

	<u># OF EMPLOYEES</u>	<u>ANNUAL PAYROLL</u>	<u>AVERAGE SALARY</u>
PRESENT (All Facilities)	44	\$2,881,000	\$65,478
PRESENT (Suffolk County Only)	44	2,881,000	65,478
PROPOSED 1ST. YEAR	2	220,000	110,000
2ND. YEAR	2	80,000	40,000
GRAND TOTAL	48	\$3,030,000	\$63,125

COMMENTS: 9/25/25: Inducement resolution approved for an approximate \$3,133,186 lease transaction.
Voting: 6 (SL,CD,SC,BB,JS,GC) – 0. Absent: 1 (KH).