

REVISED 3/26/26
SCIDA PROJECT ABSTRACT

MEETING DATE: September 29, 2016

CONTACT: Ryan Porter, V.P.

PHONE: [REDACTED]

APPLICANT NAME: 1046 New York Avenue LLC – Formerly BGRD Northridge, LLC/Renaissance
Downtowns at Huntington Station LLC
AND ADDRESS 9 Gerhard Road
Plainview, NY 11803

(Developer, BGRDNorthridge, LLC 46 Green Street, 2nd Fl. Huntington, NY 11743
Grant Havasy 631-208-9340 x103)

PRINCIPALS: RDRXR at Huntington Station (100%)

PRODUCT/SERVICES: Real Estate Development Company (Developer) – Master Developer
for the Huntington Station revitalization

PRESENT FACILITIES: N/A

NEW LOCATION/TAX MAP #: 1060 New York Avenue, Huntington Station, NY 11746
(Tax Map #0400-99-4-9)

PROJECT DESCRIPTION: Construction and equipping of a 22,599 square foot building on .58 acres to be used for mixed use; consisting of 16 rental apartments and approximately 6,200 square feet of ground floor retail/commercial space. The purpose of the project is to foster the revitalization and redevelopment of downtown Huntington Station as part of the overall Huntington Station revitalization effort.

PROJECT COSTS:	AUTHORIZATION SOUGHT:	<u>\$5,118,215</u>
COST OF CONSTRUCTION FOR BUILDING OR NEW ADDITION		3,882,281
ENGINEERING & ARCHITECTURAL FEES		1,235,934
TOTAL PROJECT COSTS		<u>\$5,118,215</u>

	<u># OF EMPLOYEES</u>	<u>ANNUAL PAYROLL</u>	<u>AVERAGE SALARY</u>
PRESENT (All Facilities)	--	--	--
PRESENT (Suffolk County)	--	--	--
PROPOSED 1ST. YEAR	--	--	--
2ND. YEAR	--	--	--

COMMENTS: 9/29/16 – Inducement resolution approved for an approximate \$5,118,215 lease transaction.
Voting: 4 (GH,PZ,AG,KH) – 0. Absent: (GC,SC) – Recused: (JM).
10/25/16 - Public hearing held.
10/27/16 - Final resolution approved for an approximate \$5,118,215 lease transaction.
Voting: 4 (GH,PZ,AG,KH) – 0. Absent: 3 (JM,GC,SC).
2/1/17 - Project closed for \$5,118,215 lease transaction.

PROJECT #47051702A