

Minutes of a Community Development Agency Meeting held by the Town Board of the Town of Riverhead at Town Hall, 200 Howell Avenue, Riverhead, New York, on Tuesday, November 15, 2005 at 7:00 p.m.

Present:

Philip Cardinale,	Chairman
Edward Densieski,	Member
George Bartunek,	Member
Barbara Blass,	Member
Rose Sanders,	Member

Also Present:

Andrea Lohneiss,	Director
Barbara Grattan,	Town Clerk
Sean Walter, Esq.,	Town Attorney

Chairman Cardinale: "And open the CDA Community Development Agency and consider Resolution #24. Andrea?"

Resolution #24

Andrea Lohneiss: "Resolution #24 is an amendment to Resolution 23 that was approved at the last town board meeting, CDA meeting.

Would you like me to read the title or does the board wish to do that?"

Chairman Cardinale: "Yes."

Andrea Lohneiss: "Okay, Resolution— CDA Resolution 24 amends Resolution 23 adopted November 1, 2005 designating Culinary Arts Riverhead LLC as a qualified and eligible sponsor for the purchase of the property formerly assembled and conveyed to Swezey Riverhead LLC and the redevelopment of the property for use by the Suffolk County Community College as a culinary arts school consistent with the goals and objectives of the East Main Street urban renewal plan and specifically changes to the covenants in terms of the length of time that we're requiring the use."

Member Sanders: "So moved."

Member Blass: "And seconded."

Chairman Cardinale: "Moved and seconded. May we have a vote, please?"

The Vote: "Bartunek, yes; Sanders, yes; Blass, yes; Densieski, yes; Cardinale, yes. Resolution 24 is adopted."

Chairman Cardinale: "Thank you, Andrea. I'm going to adjourn the meeting of the— or actually close the meeting of the CDA at 8:35 p.m."

Meeting closed: 8:35 p.m.

Barbara G. Gatten
Town Clerk

Adopted

TOWN OF RIVERHEAD
COMMUNITY DEVELOPMENT AGENCY

At a meeting of the Members of the Town of Riverhead Community Development Agency, Town of Riverhead, Suffolk County, New York, held at the Riverhead Town Hall, 200 Howell Avenue, Riverhead, New York, in said Town, on November 15, 2005 at 7:00 o'clock P.M., Prevailing Time.

The meeting was called to order by Chairman Cardinale, and upon roll being called, the following were

PRESENT:

Chairman Philip J. Cardinale
Member Rose Sanders
Member Barbara Blass
Member Edward Densieski
Member George Bartunek

ABSENT:

The following resolution was offered by Member COUNCILWOMAN SANDERS who moved its adoption, seconded by Member COUNCILWOMAN BLASS, to-wit:

Resolution Dated: November 15, 2005

TOWN OF RIVERHEAD
COMMUNITY DEVELOPMENT AGENCY

Resolution # 24

A RESOLUTION AMENDING RESOLUTION # 23 ADOPTED NOVEMBER 1, 2005 DESIGNATING CULINARY ARTS RIVERHEAD, LLC AS A QUALIFIED AND ELIGIBLE SPONSOR FOR THE PURCHASE OF THE PROPERTY FORMERLY ASSEMBLED AND CONVEYED TO SWEZEY-RIVERHEAD HOLDING LLC AND THE REDEVELOPMENT OF THE PROPERTY FOR USE BY THE SUFFOLK COUNTY COMMUNITY COLLEGE AS A CULINARY ARTS SCHOOL CONSISTENT WITH THE GOALS AND OBJECTIVES OF THE EAST MAIN STREET URBAN RENEWAL PLAN

COUNCILWOMAN SANDERS
Member offered the following resolution,

which was seconded by Member COUNCILWOMAN BLASS :

WHEREAS, on November 1, 2005, the Town of Riverhead Community Development Agency (the "Agency") duly adopted Resolution # 23 designating Culinary Arts Riverhead LLC the Qualified and Eligible Sponsor (the "Sponsor") for the redevelopment of property on East Main Street and Roanoke Avenue in the Town of Riverhead (the "Property") that had been acquired and assembled by the Agency pursuant to the Urban Renewal Plan adopted by this Board on October 19, 1993, for transfer to Swezey-Riverhead Holding LLC in connection with a proposed urban renewal project known as the "Swezey's Project"; and

WHEREAS, said Resolution designating Culinary Arts Riverhead LLC as sponsor for the redevelopment of the property was conditioned upon the Sponsor recording at its sole cost and expense a Covenant and Restriction upon the Property, in a form that is agreed upon and acceptable to the Town Board acting as the governing body of the Agency, requiring that the Property be utilized as a culinary arts school for a period of ten (10) years and, for an additional ten (10) year period thereafter, that the Property be utilized for purposes consistent with the East Main Street Urban Renewal Plan adopted by this Board on October 19, 1993; and

WHEREAS, although the Suffolk County Community College is entering a twenty-year lease with the Sponsor to utilize the 29,000 square foot building to be constructed upon the Property by the Sponsor as a culinary arts school, the use of the Property as a culinary arts school is not within the exclusive power and control of Culinary Arts Riverhead LLC but rather is

dependent upon the judgment, discretion and determination of the Suffolk County Community College;

NOW THEREFORE, BE IT RESOLVED, by the Members of the Agency, that the condition placed upon the designation of Culinary Arts Riverhead LLC as Qualified and Eligible Sponsor for the redevelopment and reuse of the Property included in Resolution # 23 adopted by the Agency on November 1, 2005 is hereby amended to read as follows:

Section 1. The determination of the Agency designating Culinary Arts Riverhead LLC the Qualified and Eligible Sponsor for the redevelopment and reuse of the Property is subject to and conditioned upon the Sponsor recording at its sole cost and expense a Covenant and Restriction upon the Property, in a form that is agreed upon and acceptable to the Town Board acting as the governing body of the Agency, requiring that the Property be utilized, for a period of twenty (20) years, for purposes consistent with the East Main Street Urban Renewal Plan adopted by this Board on October 19, 1993 and permitted under Town Zoning, as same may be amended from time to time.

Section 2. The Chairman of the Agency is hereby authorized and directed to distribute copies of this Resolution to Long Island Properties Corporation and Culinary Arts Riverhead LLC and to do such further things and perform such acts as may be necessary or convenient to implement the provisions of this Resolution.

Section 3. This Resolution shall take effect immediately.

The Vote:

Member Bartunek _____
Member Sanders _____
Member Blass _____
Member Densieski _____
Chairman Cardinale _____

THE VOTE
Bartunek yes ___ no Sanders yes ___ no
Blass yes ___ no Densieski yes ___ no
Cardinale yes ___ no
THE RESOLUTION WAS ___ WAS NOT
THEREFORE DULY ADOPTED