

MAY 6, 2014

CDA RESOLUTION LIST:

CDA

Res. #9 Authorizes Transfer of all Title, Interest and Possession in Property Situated on Grumman Boulevard Known as Former Grumman Guard House and Commonly Referred to as Henry Pfeifer Community Center from Town of Riverhead Community Development Agency to Town of Riverhead

TOWN BOARD RESOLUTION LIST:

Res. #293 2013 Ambulance District Fund Budget Adjustment

Res. #294 2013 Calverton Sewer District Budget Adjustment

Res. #295 2013 East Creek Fund Budget Adjustment

Res. #296 2013 Highway District Budget Adjustment

Res. #297 2013 Millbrook Gables Playground Budget Adjustment

Res. #298 2013 Recreation Program Fund Budget Adjustment

Res. #299 2013 Refuse & Garbage District Budget Adjustment

Res. #300 2014 Bayberry Park Improvement Budget Adoption

Res. #301 2014 Calverton Bocce Court Budget Adoption

Res. #302 2014 Calverton Concession Improvement Budget Adoption

Res. #303 2014 Commercial Efficiency Program Pulaski Street Building Budget Adjustment

Res. #304 2014 Nadel Drive Park Improvement Budget Adoption

Res. #305 Recreation Program Budget Adjustment

Res. #306 Authorizing Removal of Fixed Asset Inventory Records from System

Res. #307 Authorizes the Supervisor to Execute a Rider Agreement with Nelson, Pole & Voorhis, LLC, Regarding Additional Scope of Services

**TOWN OF RIVERHEAD
Community Development Agency**

Resolution # 9

**AUTHORIZES TRANSFER OF ALL TITLE, INTEREST AND POSSESSION IN
PROPERTY SITUATED ON GRUMMAN BOULEVARD KNOWN AS FORMER
GRUMMAN GUARD HOUSE AND COMMONLY REFERRED TO AS HENRY
PFEIFER COMMUNITY CENTER FROM TOWN OF RIVERHEAD COMMUNITY
DEVELOPMENT AGENCY TO TOWN OF RIVERHEAD**

Councilman Dunleavy offered the following resolution,

which was seconded by Councilman Wooten

WHEREAS, pursuant to United States Public Law 102-484 §2854 as amended by United States Public Law 103-337 §2833, the United States transferred, by deed dated September 10th, 1998, filed in the Office of Suffolk County Clerk on September 17, 1998, all rights title and interest to the underlying estate, buildings, structures, and improvements in property commonly known and referred to as EPCAL to the Town of Riverhead Community Development Agency; and

WHEREAS, the condition of conveyance required and was conditioned upon the Community Development Agency, “directly or through an agreement with another public or private entity, use of the conveyed property for economic redevelopment to replace all or part of the economic activity lost at the Naval Weapons Industrial Reserve Plant (“EPCAL”)” (Public Law 103-337 Section 2833); and

WHEREAS, the Community Development Agency and Town of Riverhead, pursuant to Articles 15 and 15A of the General Municipal Law, adopted an urban renewal plan known as the “Calverton Enterprise Park Urban Renewal Plan” to provide a regulatory protocol to encourage the reuse and development of EPCAL; and

WHEREAS, the Calverton Enterprise Park Urban Renewal Plan outlined general goals and set forth a mission statement which included encouragement of development and rehabilitation and upgrade of existing buildings to enhance the reuse and physical appearance of EPCA; and

WHEREAS, one of the buildings existing on the site located on Grumman Boulevard (River Road) just west of the entrance to the industrial core, property owned by Camelot, was formally utilized as a guard house for the Grumman Corporation; and

WHEREAS, since on or about the time of the transfer from the United States to the Community Development Agency, the Town has improved and maintained the former guard house and in exchange the Community Development Agency has permitted the Town to utilize the former guard house, now referred to as “Henry Pfeifer Community Center” for a host of Town and community related uses, including conference center for Town, County and State meetings and workshops, LIPA (now

PSE&G) emergency response center, recreation classes and courses, and educational classes; and

WHEREAS, despite the improvements to the Henry Pfeifer Community Center and do in part to the convenience of hosting meetings and conferences at Town Hall and improvements to the Senior Citizen Center, George Young Community Center, Town's Recreation Center, Stotzky Park and EPCAL ball fields, the Town has not utilized the Henry Pfeifer Community Center except for the limited and occasional programs, meetings, classes; and

WHEREAS, the Town's animal shelter, located on Youngs Avenue adjacent to the Town's Yard Waste Facility and Crown Sanitation Facility, is inadequate to provide the quality of services the Town desires to provide to its residents and the animals in the custody and care of the Town's animal shelter; and

WHEREAS, the Town desires to improve and expand the services provided at and related to operation of the Town's animal shelter, including spay and neuter clinic, shelter and rehabilitation for cats, and education related to animal welfare; and

WHEREAS, the existing footprint of the building and limited size of the property of the existing animal shelter restrict the opportunity for the Town to move forward with improvements and expansion of the animal shelter and animal shelter services; and

WHEREAS, the Town desires to purchase the Henry Pfeifer Community Center from the Community Development Agency and transform the old Grumman guard house and present non and/or underutilized building for the purpose of relocating the animal shelter and improving and expanding services at the Town's animal shelter.

NOW THEREFORE BE IT RESOLVED that the Town Board, acting as the governing body of the Community Development Agency, hereby transfer all title, interest and possession to the building known as the "Henry Pfeifer Community Center" and the existing improvements adjacent to and related to use of the building to the Town of Riverhead for consideration of one dollar; and be it further

RESOLVED, that the Town Board, acting as the governing body of the Community Development Agency, and as legislative body of the Town of Riverhead, hereby authorizes the Supervisor to execute any and all documents to effectuate the transfer of possession, title and interest between the Community Development Agency and the Town of Riverhead for the Henry Pfeiffer Community Center subject to the terms recited above; and be it further

RESOLVED that due to the pendency of the subdivision of EPCAL, the Community Development Agency shall transfer possession immediately but reserves the right to delay transfer of title until completion of all required procedural steps, i.e. planning approval and SEQRA related review; and be it further

RESOLVED, that all Town Hall Departments may review and obtain a copy of this resolution from the electronic storage device and, if needed, a copy of same may be obtained from the Office of the Town Clerk.

THE VOTE

Giglio Yes No

Gabrielsen Yes No

Wooten Yes No

Dunleavy Yes No

Walter Yes No

The Resolution Was Thereupon Duly Declared Adopted