

Nassau County Local Economic Assistance Corporation

Finance Committee

Friday, July 22, 2013 - 4:00 p.m.

I. ROLL CALL

Gary Weiss	PRESENT
Bruce Ungar	PRESENT
Jeff Seltzer	PRESENT

II. BUSINESS & DISCUSSION

The Hagedorn Little Village School

Dr. Jon Fiengold, Executive Director of The Hagedorn Little Village School, presented the application to the Finance Committee. Dr. Fiengold said that the school was founded in 1969 by two special education teachers. The focus of the School is to provide education and developmental services to developmentally disabled children. In 2001, the school purchased and renovated Massapequa General Hospital. The demand for the school's services has outgrown their current space. As such, the School is applying for \$3.8 million in tax-exempt bond financing. Bond proceeds will result in a new building, new classrooms and an increase in employment.

Dr. Fiengold continued to say that the School services entire families and provides support programs for parents, siblings, and grandparents. Additionally, the school screens for families who are determining whether their children need special services.

As the need for services outweighs capacity, the organization is seeking support of the NCLEAC to issue bonds to fund expansion.

Peter Curry, Farrell Fritz, represents the Applicant and said that the project is shovel ready and are ready to close with the Corporation as soon as next week.

Joseph Kearney, Chief Executive Officer, NCLEAC, said the project will result in the expansion of the school and create 7 new jobs and 20 full time construction jobs. The staff enthusiastically supports the application.

Gary Weiss moved to recommend the project to the full Board. Jeff Seltzer seconded the motion. The motion passed unanimously.

Catholic Health Services

Bill Weir, Nixon Peabody, represented the Applicant and appeared on their behalf to the Corporation. Mr. Weir said that the project requests a debt-restructuring providing a refunding of outstanding bonds for member organization St. Francis Hospital. The refunding will not be used for a specific project, but the organization will use savings for long term growth and the development of a new Cancer program. Mr. Weir said that all members of the group – Catholic Health Services – stand behind the debt undertaken by St. Francis Hospital. Mr. Weir said that St. Francis is ranked 8th in the nation and ranked 1st on Long Island by US News and World Report for cardiac services.

Mr. Weir said that market conditions are not currently ideal; the Applicant will watch the market and order the refinancing once there are favorable market conditions.

NCLEAC Board Member Gary Weiss asked whether or not the Corporation has an expiration date in their documents.

Mr. Weir said that the Applicant has until March 31, 2014 to finalize the refunding; if they don't refund by that date, the Applicant would be forced to update their due diligence.

NCLEAC Chairman Jeff Seltzer asked Mr. Weir to clarify if NCLEAC has an expiration date in their documents. Mr. Weir said that the Corporation does not have an expiration date in their documents.

Mr. Seltzer asked whether it was standard for the Corporation to keep the documents open-ended. Mr. Kearney said that sometimes the Corporation will put an expiration date into a deal to increase likelihood of closing; however, the Staff found there was no need to create extra pressure for this application.

NCLEAC Board Member Bruce Ungar asked what happens if the interest rates go up? Mr. Weir said that if that is the case, the Applicant will not go through with the refunding.

Gary Weiss moved to recommend the resolution to the Board. Jeff Seltzer seconded the motion. The motion carried unanimously.

III. ADJOURNMENT

Voice vote all in favor of adjournment of Finance Committee Meeting.

Nassau County Local Economic Assistance Corporation

BOARD

Friday, July 22, 2013 – 4:15 p.m.

I. ROLL CALL

Gary Weiss	PRESENT
Bruce Ungar	PRESENT
Jeff Seltzer	PRESENT

II. APPROVAL OF JUNE 14, 2013 BOARD MEETING MINUTES

Voice vote all in favor of minutes.

III. TREASURER'S REPORT

NCLEAC Treasurer Bruce Ungar said that the Corporation took in \$40,000 since the June 2012 NCLEAC meeting.

Garry Weiss asked if Catholic Health Services does not refund their bonds, does the Corporation still receive a fee. Bill Weir said that the Corporation will reimburse our cost, but not the total fee income.

Jeff Seltzer asked if there should be an expiration date on the Catholic Health Services refunding. Joseph Kearney said that generally speaking the Corporation gives the applicant 90 days to complete the transaction; however, the Corporation has chosen not to put an expiration date on this deal because it is subject to the volatile fixed-income market, and because of the history and integrity of the applicant.

Jeff Seltzer asked if the Board can approve a project, and then later revoke their approval. Corporation General Counsel Ed Ambrosino said that the Board can always go back and revoke as long as the Board doesn't act capriciously.

Bruce Ungar continued and said that the Corporation is down approximately \$125,000 from a cash p/l perspective, but is fine overall.

IV. BUSINESS AND DISCUSSION

a. Catholic Health Services SEQRA & Bond Resolution

Gary Weiss moved to approve NCLEAC SEQRA Resolution 2013 – 08 and NCLEAC Bond Resolution 2013 – 09 Jeff Seltzer seconded the motion. The motion carried unanimously.

b. The Hagedorn Little Village School SEQRA & Bond Resolution

Gary Weiss moved to approve NCLEAC SEQRA Resolution 2013 –10 and NCLEAC Bond Resolution 2013 -11. Jeff Seltzer seconded the motion. The motion passed unanimously.

V. ADJOURNMENT

Jeff Seltzer moved to adjourn the meeting. Bruce Ungar seconded the motion. The motion carried unanimously.