

TOWN OF BROOKHAVEN
LOCAL DEVELOPMENT CORPORATION

MEETING MINUTES

JULY 19, 2022

MEMBERS PRESENT: Frederick C. Braun, III
Martin Callahan
Lenore Paprocky
Gary Pollakusky

EXCUSED MEMBERS: Felix J. Grucci, Jr.
Ann-Marie Scheidt
Frank C. Trotta

ALSO PRESENT: Lisa M. G. Mulligan, Chief Executive Officer
Lori LaPonte, Chief Financial Officer
Annette Eaderesto, Counsel
William F. Weir, Nixon Peabody, LLP
Howard Gross, Weinberg, Gross & Pergament (via Zoom)
Jocelyn Linse, Executive Assistant
Amy Illardo, Administrative Assistant
John LaMura

Chairman Braun opened the LDC meeting at 12:34 P.M. on Tuesday, July 19, 2022, in the Media Room, and virtually, on the Second Floor of Brookhaven Town Hall, One Independence Hill, Farmingville, New York. A quorum was present.

MEETING MINUTES OF JUNE 8, 2022

The motion to approve these Minutes as presented was made by Mr. Pollakusky, seconded by Ms. Paprocky and unanimously approved.

CFO'S REPORT

Ms. LaPonte presented the Budget vs. Actual Report for the period ending May 31, 2022. The normal expenses were noted; the only income was interest from the investment account. All contractual payments have been made timely.

The motion to accept the report was made by Mr. Pollakusky and seconded by Mr. Callahan. All were in favor.

Office of State Comptroller Audit

The LDC has responded to the Office of the State Comptroller with a preliminary draft response to the recently concluded audit. The LDC has 90 days to submit a corrective action plan which is underway. Notice of the audit will be posted in Newsday. The \$7,000 in unbilled administrative fees have been paid by Mather Hospital.

CEO'S REPORT

Hybrid Meetings

Recent changes to the Open Meetings Law have made virtual meetings legal if a quorum of Board Members is present and the public is able to attend meetings. Members, for example may participate virtually if there is an extraordinary circumstance (illness or quarantine, a caregiving situation or if the Member is out of the state).

The motion to set a public hearing adopting the new meeting model was made by Mr. Callahan and seconded by Mr. Pollakusky. All voted in favor. The hearing will be held prior to the August board meeting.

Job Creation

Letters requesting an explanation for projects that did not meet their job creation numbers have been sent out. Projects were given until August 1, 2022 to respond.

Board Assessments

This matter will be deferred until the next meeting.

Meeting Dates

Mr. Callahan made a motion to move the August meeting to August 17, 2022 at 12:30 P.M. The September meeting is tentatively scheduled for September 27, 2022 at 12:30 P.M.

The motion to close the meeting at 12:51 P.M. was made by Mr. Pollakusky and seconded by Ms. Paprocky. All voted in favor.

The next LDC meeting is scheduled for Wednesday, August 17, 2022 at 12:30 PM.

DRAFT

Town of Brookhaven
Local Development Corporation
MEETING AGENDA
Wednesday, August 17, 2022

1. ROLL CALL

2. MINUTES

July 19, 2022

3. CFO'S REPORT

Actual vs. Budget Report – June 30, 2022
Timely Payments

4. RESOLUTIONS

Hybrid Meetings
Resolution #1 – Slate of Officers
Resolution #6 – Governance, Audit & Finance Committees

5. CEO'S REPORT

Board Member
Board Assessments
September Meeting

The next LDC meeting is scheduled for Tuesday, September 27, 2022.

Village planning board greenlights Mather Hospital expansion project



A rendering of an expanded emergency department proposed for Mather Hospital in Port Jefferson. Credit: Environments for Health Architecture for Northwell Health

By Carl MacGowanCarl.Macgowan@newsday.com**Carl MacGowan** Updated July 24, 2022 6:36 pm

A plan to expand Mather Hospital in Port Jefferson has received a key approval from village officials, despite opposition from some residents who object to a proposal to clear trees to make room for additional parking.

The village planning board voted 3-0 on July 14 to approve a site plan for the \$78.7 million project. Mather officials have said they plan to nearly double the size of the hospital's 30-year-old emergency department, from 13,500 square feet to 26,000 square feet, and expand parking by 163 spaces.

Port Jefferson Mayor Margot J. Garant told Newsday the village is talking to Mather officials about upgrading stormwater drains to help stem chronic

flooding in the village. The hospital also needs a building permit before it starts construction, she said.

In a statement to Newsday, Mather executive director Kevin McGeachy said he was "pleased that the Village of Port Jefferson Planning Board approved our project for the construction of a new emergency department and expansion of surgical services. There are some contingencies we have to meet but we are looking forward to beginning construction of this project that is critical to meeting the needs of the communities we serve."

McGeachy previously said construction is expected to take two years, adding expansion is necessary to modernize the hospital and meet future needs.

Mather, formerly John T. Mather Memorial Hospital, joined the Northwell Health network in January 2018.

Some village residents had opposed the proposal, saying the hospital's plan to expand parking would include cutting down dozens of trees, which they said also would worsen flooding.

Ana Hozyainova of Port Jefferson told Newsday that Mather's offer to plant more than 100 new trees was unacceptable. She said many of the new shrubs, grasses and trees would include nonnative plants.

"To me, that does not represent even an attempt at replacing" the lost trees, Hozyainova said. "There is absolutely no comparison between a forest and a managed landscape. ... [New plantings] will take decades to become 60 years old like the ones that are currently in the forest."

She added that clearing the trees might affect wildlife.

Garant praised Mather officials for agreeing to replace trees. She said the hospital's current storm drains are decades old and obsolete, and would be replaced with a new system designed to handle more powerful storms.

"They're leaving a very green buffer. They're revegetating the site. They're also working with us on the stormwater recharge area," Garant said.

"We've been partnering with Northwell Health and Mather for five years," she said. "I consider them an integral and very important part of the community."

Planning board chairman Ray DiBiase declined to comment.

By Carl MacGowan