

AGENDA

**Town of Hempstead Local Development Corporation
Board Meeting
Courtroom, 2nd Floor
350 Front Street, Hempstead, NY
February 27, 2024, 9:30 AM
or following the Town of Hempstead IDA Meeting**

Notes: Masks are no longer mandated. The Town of Hempstead LDC continues to encourage social distancing at public meetings.

A Livestream of the meeting may also be viewed at www.tohlde.org. Select "Watch Meetings."

Confirm Roll call and attendance

The Agenda will include but not be limited to:

- Call the meeting to order
- Announcements
- Confirm the presence of a Quorum
- Public Comment with respect to Agenda items

New Business:

- Discussion and Consideration of the Construction Wage Policy (Prevailing Wage Policy)
- Informational Update on the joint effort between the TOH LDC and the Department of Occupational Resources, to assist in Career Planning, Occupational Skills, Training Programs, Career and Computer skills workshops and other job training programs that may be created or available to the residents of the Town of Hempstead.
- Disperse Summary of Confidential Board Member Evaluations

Reading and approval of the minutes:

- Consideration and approval of the Minutes of January 23, 2024

Report of the treasurer:

- Financial Statements & Expenditure List
January 17, 2024 – February 20, 2024

Committee Updates:

Adjournment:

Chairman Approval: 2/15/24

Contact: Michael Lodato, Corporate Administrator
MLodato@HempsteadNY.Gov
516-489-5000 x3706

**CONSTRUCTION WAGE POLICY
TOWN OF HEMPSTEAD
LOCAL DEVELOPMENT CORPORATION
EFFECTIVE February 27, 2024**

The purpose of the Hempstead LDC is to provide benefits that reduce costs and financial barriers to the creation and to the expansion of business and enhance the number of jobs in the Town.

The Corporation has consistently sought to ensure that skilled labor construction jobs in compliance with the state prevailing wage be encouraged in projects funded by the issuance of LDC tax exempt bonds in large projects.

The policy of the Town of Hempstead LDC with respect to prevailing wage shall apply to any project for which financial assistance is sought from the LDC with anticipated hard construction costs financed with tax-exempt bonds to for all or a portion of the construction costs in excess of \$5,000,000.00 per site received after January 1, 2024 and prior to January 1, 2025.

Any applicant to the Corporation for tax-exempt bonds to finance all or a portion of the construction costs of a project shall agree to:

- a (i) Employ 90% of the workers for the project from within Nassau or Suffolk Counties; and purchase 90% of the building materials from within the bi-County region; and
- a (ii) Be governed by the prevailing wage requirements of Section 220 of Article 8 of the Labor Law of the State of New York; and when requested by the Corporation, implement an apprenticeship program that considers the intent of Town of Hempstead.

OR

- b (i) Provide to the Corporation a fully executed project labor agreement with the Building & Construction Trades Council of Nassau & Suffolk Counties which shall cover all construction trade employees anticipated to work on the project; and
- b (ii) Such project labor agreement shall be binding upon all parties and applicable to all construction costs attendant to the project for which benefits have been provided.

Furthermore, this policy may be waived, at the sole and final discretion of the Corporation, in the event that the applicant demonstrates to the Corporation special circumstances or economic hardship to justify a waiver to be in the best interests of the Town of Hempstead. This policy shall expire at the close of business (5:00 p.m. EST) on December 31, 2024.

Additionally, the Corporation will require the submission of a Certificate for Covered Project Request for Wage and Supplemental Information Form within 10 days of submitting the form to the New York State Department of Labor.

The information contained in the certificate shall be completed by the Applicant's Counsel and must include whether or not the project is subject to the provisions of NYS Labor Law 224-a, and if not, then the "Total aggregate public funding equates to less than 30% of total construction projects Costs." box must be checked on the certificate.

Adopted: 2/27/24

Resolution Number: 005 -2024 LDC

(ayes)

(nays)

Florestano Girardi
Chairman

Michael Lodato

From: Kurt Rockensies <KRockensies@hempsteadworks.com>
Sent: Monday, February 19, 2024 10:11 AM
To: Michael Lodato
Cc: Eric Mallette
Subject: December 2023 Report

Caution

This email originated from outside of the Town of Hempstead. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hello Mike,

My apologies for the delay in getting these reports to you. Below is the report December 2023:

Opportunities Long Island

7 Town of Hempstead residents that started a training program on January 31st called Opportunities Long Island and now have completed. They are from the following towns and their status of employment:

- Uniondale resident successfully completed training, went on interviews but did not pass the sheet metal test. Currently working two jobs.
- East Meadow resident successfully completed training, is employed with Iron Workers Local 580 as of June 23, 2022. He is working 40 hours a week, \$20/HR with vacation, annuity, insurance, and pension.
- Elmont resident successfully completed the training, is employed in the Sheet Metal Worker Union Local 28 as of April 25, 2022. He is working 40 hours a week, \$18.32/HR with vacation, annuity, insurance, and pension.
- Baldwin resident successfully completed training, now employed by Local 25 Electricians as of September 12, 2022. He is making \$16.95 /HR with vacation, annuity, insurance, and pension.
- Hempstead resident successfully completed the training, is employed in the Sheet Metal Worker Union Local 28 as of April 25, 2022. He is working 40 hours a week, \$18.32/HR with vacation, annuity, insurance, and pension.
- Valley Stream resident successfully completed training, went on interviews, now employed by Union SMART Local 28 Sheet metal , gets \$18.32/HR with vacation, annuity, insurance, and pension.
- West Hempstead resident successfully completed training, is employed in the Steamfitters – Local 638 as of August 1, 2022. He is working 40 hours a week, \$22.00/HR with vacation, annuity, insurance, and pension.
- Opportunities Long Island is an intensive 240-hour training program (8 weeks) which includes OSHA 30, Blueprint Reading, and much more to help prepare residents for a career in the building and construction trades of the Nassau-Suffolk Building Trades.
- The tuition for this program is \$6,000 a resident.
- **Opportunities Long Island total cost as of 12/31/2023: \$40,212.50**

Access Careers

- Hempstead resident attended “Patient Care Technician” course that is 120 hours of training. The total cost of training is \$2,500. They were enrolled 11/14/2022 and training was completed 12/22/2022. They are currently employed by Mercy Medical Center as of 3/6/2023.
- North Baldwin resident attending “Certified Nurse Assistant ” course that is 125 hours of training. The total cost of training is \$2,500. They were enrolled 3/27/2023 and training completed 6/25/2023. She is employed as of 8/16/23 with Five Star Staffing .
- West Hempstead attending “Medical Assistant” course that is 900 hours of training. The total cost of training is \$13,995. They were enrolled 1/30/2023 and completed training 8/25/2023. They are currently looking for full time employment.
- **Access Careers total cost as of 12/31/2023: \$18,995.00**

Hunter Business School

- Uniondale resident currently attending “LPN – Licensed Practical Nurse” course that is 1,332 hours of training. The total cost of training is \$14,652. They were enrolled as of 1/04/2023 and training was scheduled to be completed by 12/01/2023, however , due to personal problems , customer dropped from school program on 9/6/23. He is employed as a Nurse Assistant.
- Freeport resident attended Medical Office Administration course from 6/22/22 to 11/28/22. The total cost was \$90.00. They are currently seeking employment.
- Garden City resident attended Medical Assist course from 4/6/23 to 11/27/23. The total cost was \$10,993.25. They are currently seeking employment.
- **Hunter Business total cost as of 12/31/2023: \$25,735.25**

Commercial Driver Training, Inc.

- Hempstead resident attended “Career training 1 – tractor trailer” course that is 304 hours of training. The total cost of training is \$8,300 which includes exam and licensing voucher. They were enrolled as of May 9, 2022, and successfully completed as of August 25, 2022, passed Road Test on August 29, 2022, and now employed.
- **Commercial Driver Training, Inc. total cost as of 12/31/2023: \$8,300.00**

Nassau BOCES

- Freeport resident attend “OSHA 30 and Blueprint”, enrolled in “trade electric programs – 4/18/23 to 5/18/23; The total cost of training \$795.00. They were working at CP Nassau as Teacher assistant in our Summer Youth program. Currently taking “National Center for Construction Education and Research (NCCER)” and is one of their top students .
- North Baldwin resident enrolled in “Trade electric 4” from 1/10/22 to 12/21/22. The total cost of training is \$4,495.00 They are currently working for Electrical company as of 5/31/2023.
- Hempstead resident attend “refrigeration and air conditioning 1” from 4/17/23 to 6/26/2023. The total cost of training is \$1,095.00. They are currently working for village of Hempstead sanitation .
- West Hempstead resident attend “cosmetology” 1000 hours from 10/04/21 to 6/30/23. The total cost of training is \$9,660.00. They are currently employed by East Coast Hair Studio as of 4/31/2023.
- Hempstead resident attend “Plumbing 1” course from 6/05/23 to 6/21/23. The total cost of first segment of training is \$495.00. He is working part time currently , looking for full time employment.
- Hempstead resident attend “OSHA 10” course on 6/12/23. The total cost of training is \$95.00. This completed her training in Culinary. She is currently working at Mid Island YM YWHA as of 6/26/23.

- Hempstead resident attend “Plumbing 1” course from 9/12/2023 to 11/09/2023. The total cost of training is \$1,395.00.
- Hempstead resident attend “Automotive Institute” course from 9/11/2023 to 6/27/2024. The total cost of training is \$6,995.00.
- Freeport resident attend “National Center for Construction Education and Research (NCCER)” course from 9/11/2023 to 7/10/2024. The total cost of training is \$4,995.00.
- Baldwin resident attend “National Center for Construction Education and Research (NCCER)” from 1/11/21 to 12/22/21. The total cost of training is \$2,700.00. They are employed with United Electric Company in Westbury, as April 26, 2022, and is currently making \$18.00 an hour, working 40 hours a week.
- **Nassau BOCES total cost as of 12/31/2023: \$32,720.00**

Molloy University

- Seaford resident currently attending CASAC course from 2/06/2023 to 9/01/2024. Total cost of training is \$5,910.00. Currently employed by Rhyhans Center of Hope, since 11/18/22 making \$16 per hour for 25 hours a week.
- Jamaica resident taking Home Inspection course from 3/01/2022 until 2/28/2023. The total cost of training is \$2,425.00. They are currently looking for full time employment.
- Freeport resident taking “medical assistant” course from 7/10/2021 until 12/31/2023. The total cost of training is \$1,220.00. She is employed part time while in training.
- Glen Oaks resident taking CASAC program from 9/08/2021 until 11/30/2023. The total cost of training is \$5,910.00.
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- Roosevelt resident taking NYS CASAC course from 1/05/2022 until 7/25/2023. The total cost of training is \$5,910.00. They are currently looking for full time employment.
- Valley Stream resident taking Human Resources management course from 1/4/23 until 6/28/24. The total cost is \$2,150.00.
- **Molloy University total cost as of 12/31/2023: \$24,075.00**

Site Safety training

- Valley Stream resident took training to qualify for “*On the Job training*” at **Best American Welding, Inc.**, he is still completing his Welding classes at BOCES. The total safety training cost was \$300.00.
- **Site Safety training total cost as of 12/31/2023: \$300.00**

Transfer Inc.

- I have gone into the following school districts presenting HempsteadWorks In-School & Out of School Youth Services programs that are offered and bringing Transfer VR headsets for youth to try:
 - o Hempstead
 - o Uniondale
 - o Baldwin
 - o Freeport
 - o Lynbrook
 - o West Hempstead
 - o Rockville Centre
 - o Roosevelt
 - o Bellmore/North Bellmore/Merrick/North Merrick

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 - Sewanhaka School District
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 - New Hyde Park
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- Youth have the opportunity to experience different occupations and what those jobs look like.
 - The bundle contains full access to the career exploration tool, 200+ training modules, and on-call technical support resources. Each bundle costs \$5,000, and we will receive a \$250 discount per headset for four of the five years. The total amount for the purchase will be \$144,000 (\$5,000 per headset * 6 headsets * 1 year + \$4,750 per discounted headset * 6 headsets * 4 years).
 - Career exploration – plumbing, electrical, HVAC, contracting, automotive, manufacturing, and soon will have access to Information Technology and Medical professions.
 - 6 Virtual Reality Oculus sets, customer success manager, implementation training, and technical support services
 - **Transfer VR total cost as of 12/31/2023: \$144,000.00.**

Total IDA accrued amount on training as of 12/31/2023: \$294,337.75.

If you have any questions, please let me know.

Kurt Rockensies
 Deputy Commissioner DOOR
 Town of Hempstead
 50 Clinton Street Suite 400
 Hempstead NY 11550
 (516) 485-5000 Ext. 1154

Michael Lodato

From: Kurt Rockensies <KRockensies@hempsteadworks.com>
Sent: Monday, February 12, 2024 4:34 PM
To: Michael Lodato
Cc: Eric Mallette
Subject: November 2023 Report

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- **Nassau BOCES total cost as of 10/31/2023: \$32,720.00**

Molloy University

- Seaford resident currently attending CASAC course from 2/06/2023 to 9/01/2024. Total cost of training is \$5,910.00. Currently employed by Rhyhans Center of Hope, since 11/18/22 making \$16 per hour for 25 hours a week.
- Jamaica resident taking Home Inspection course from 3/01/2022 until 2/28/2023. The total cost of training is \$2,425.00. They are currently looking for full time employment.
- Freeport resident taking “medical assistant” course from 7/10/2021 until 12/31/2023. The total cost of training is \$1,220.00. She is employed part time while in training.
- Glen Oaks resident taking CASAC program from 9/08/2021 until 11/30/2023. The total cost of training is \$5,910.00.
- Howard Beach resident taking Real Estate ” course from 9/13/2011 until 12/30/2022. The total cost of training is \$550.00. They are currently looking for full time employment.
- Roosevelt resident taking NYS CASAC course from 1/05/2022 until 7/25/2023. The total cost of training is \$5,910.00. They are currently looking for full time employment.
- Valley Stream resident taking Human Resources management course from 1/4/23 until 6/28/24. The total cost is \$2,150.00.
- **Molloy University total cost as of 10/31/2023: \$24,075.00**

Site Safety training

- Valley Stream resident took training to qualify for “*On the Job training*” at **Best American Welding, Inc.**, he is still completing his Welding classes at BOCES. The total safety training cost was \$300.00.
- **Site Safety training total cost as of 10/31/2023: \$300.00**

Transfer Inc.

- I have gone into the following school districts presenting HempsteadWorks In-School & Out of School Youth Services programs that are offered and bringing Transfer VR headsets for youth to try:
 - o Hempstead
 - o Uniondale
 - o Baldwin
 - o Freeport
 - o Lynbrook
 - o West Hempstead
 - o Rockville Centre
 - o Roosevelt
 - o Bellmore/North Bellmore/Merrick/North Merrick

- Seaford
- Sewanhaka School District which includes high schools in Franklin Square, New Hyde Park, Floral Park, and Elmont.
- Long Beach
- Youth have the opportunity to experience different occupations and what those jobs look like.
- The bundle contains full access to the career exploration tool, 200+ training modules, and on-call technical support resources. Each bundle costs \$5,000, and we will receive a \$250 discount per headset for four of the five years. The total amount for the purchase will be \$144,000 (\$5,000 per headset * 6 headsets * 1 year + \$4,750 per discounted headset * 6 headsets * 4 years).
- Career exploration – plumbing, electrical, HVAC, contracting, automotive, manufacturing, and soon will have access to Information Technology and Medical professions.
- 6 Virtual Reality Oculus sets, customer success manager, implementation training, and technical support services
- **Transfer VR total cost as of 10/31/2023: \$144,000.00.**

Total IDA accrued amount on training as of 10/31/2023: \$294,646.75.

If you have any questions, please let me know.

Kurt Rockensies
Deputy Commissioner DOOR
Town of Hempstead
50 Clinton Street Suite 400
Hempstead NY 11550
(516) 485-5000 Ext. 1154

Michael Lodato

From: Kurt Rockensies <KRockensies@hempsteadworks.com>
Sent: Monday, February 12, 2024 4:10 PM
To: Michael Lodato
Cc: Eric Mallette
Subject: September 2023 Report

Caution

This email originated from outside of the Town of Hempstead. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hello Mike,

My apologies for the delay in getting these reports to you. Below is the report September 2023:

Opportunities Long Island

7 Town of Hempstead residents that started a training program on January 31st called Opportunities Long Island and now have completed. They are from the following towns and their status of employment:

- Uniondale resident successfully completed training, went on interviews but did not pass the sheet metal test. Currently working two jobs.
- East Meadow resident successfully completed training, is employed with Iron Workers Local 580 as of June 23, 2022. He is working 40 hours a week, \$20/HR with vacation, annuity, insurance, and pension.
- Elmont resident successfully completed the training, is employed in the Sheet Metal Worker Union Local 28 as of April 25, 2022. He is working 40 hours a week, \$18.32/HR with vacation, annuity, insurance, and pension.
- Baldwin resident successfully completed training, now employed by Local 25 Electricians as of September 12, 2022. He is making \$16.95 /HR with vacation, annuity, insurance, and pension.
- Hempstead resident successfully completed the training, is employed in the Sheet Metal Worker Union Local 28 as of April 25, 2022. He is working 40 hours a week, \$18.32/HR with vacation, annuity, insurance, and pension.
- Valley Stream resident successfully completed training, went on interviews, now employed by Union SMART Local 28 Sheet metal , gets \$18.32/HR with vacation, annuity, insurance, and pension.
- West Hempstead resident successfully completed training, is employed in the Steamfitters – Local 638 as of August 1, 2022. He is working 40 hours a week, \$22.00/HR with vacation, annuity, insurance, and pension.
- Opportunities Long Island is an intensive 240-hour training program (8 weeks) which includes OSHA 30, Blueprint Reading, and much more to help prepare residents for a career in the building and construction trades of the Nassau-Suffolk Building Trades.
- The tuition for this program is \$6,000 a resident.
- **Opportunities Long Island total cost as of 9/30/2023: \$40,212.50**

Access Careers

- Hempstead resident attended “Patient Care Technician” course that is 120 hours of training. The total cost of training is \$2,500. They were enrolled 11/14/2022 and training was completed 12/22/2022. They are currently employed by Mercy Medical Center as of 3/6/2023.
- North Baldwin resident attending “Certified Nurse Assistant ” course that is 125 hours of training. The total cost of training is \$2,500. They were enrolled 3/27/2023 and training completed 6/25/2023. She is employed as of 8/16/23 with Five Star Staffing .
- West Hempstead attending “Medical Assistant” course that is 900 hours of training. The total cost of training is \$13,995. They were enrolled 1/30/2023 and completed training 8/25/2023. They are currently looking for full time employment.
- **Access Careers total cost as of 9/30/2023: \$18,995.00**

Hunter Business School

- Uniondale resident currently attending “LPN – Licensed Practical Nurse” course that is 1,332 hours of training. The total cost of training is \$14,652. They were enrolled as of 1/04/2023 and training was scheduled to be completed by 12/01/2023, however , due to personal problems , customer dropped from school program on 9/6/23. He is employed as a Nurse Assistant.
- Jamaica resident attended Medical assistant course from 3/08/2022 to 5/23/23. The total cost of training is \$4,388.00. They are currently employed with Queens Village Primary.
- Freeport resident attended Medical Office Administration course from 6/22/22 to 11/28/22. The total cost was \$90.00. They are currently seeking employment.
- Garden City resident attended Medical Assist course from 4/6/23 to 11/27/23. The total cost was \$11,302.25. They are currently seeking employment.
- **Hunter Business total cost as of 9/30/2023: \$30,432.25**

Commercial Driver Training, Inc.

- Hempstead resident attended “Career training 1 – tractor trailer” course that is 304 hours of training. The total cost of training is \$8,300 which includes exam and licensing voucher. They were enrolled as of May 9, 2022, and successfully completed as of August 25, 2022, passed Road Test on August 29, 2022, and now employed.
- **Commercial Driver Training, Inc. total cost as of 9/30/2023: \$8,300.00**

Nassau BOCES

- Freeport resident attend “OSHA 30 and Blueprint”, enrolled in “trade electric programs – 4/18/23 to 5/18/23; The total cost of training \$795.00. They were working at CP Nassau as Teacher assistant in our Summer Youth program. Currently taking “National Center for Construction Education and Research (NCCER)” and is one of their top students .
- North Baldwin resident enrolled in “Trade electric 4” from 1/10/22 to 12/21/22. The total cost of training is \$4,495.00 They are currently working for Electrical company as of 5/31/2023.
- Hempstead resident attend “refrigeration and air conditioning 1” from 4/17/23 to 6/26/2023. The total cost of training is \$1,095.00. They are currently working for village of Hempstead sanitation .
- Westbury resident attend auto collision 1 & 2 from 4/26/22 to 12/22/22. The total cost of training is \$1,095.00. Was employed while finishing up course, now They are currently looking for full time employment.
- West Hempstead resident attend “cosmetology” 1000 hours from 10/04/21 to 6/30/23. The total cost of training is \$9,660.00. They are currently employed by East Coast Hair Studio as of 4/31/2023.

- Hempstead resident attend “Plumbing 1” course from 6/05/23 to 6/21/23. The total cost of first segment of training is \$495.00. He is working part time currently , looking for full time employment.
- Hempstead resident attend “OSHA 10” course on 6/12/23. The total cost of training is \$95.00. This completed her training in Culinary. She is currently working at Mid Island YM YWHA as of 6/26/23.
- Hempstead resident attend “Plumbing 1” course from 9/12/2023 to 11/09/2023. The total cost of training is \$1,395.00.
- Hempstead resident attend “Automotive Institute” course from 9/11/2023 to 6/27/2024. The total cost of training is \$6,995.00.
- Freeport resident attend ““National Center for Construction Education and Research (NCCER)”” course from 9/11/2023 to 7/10/2024. The total cost of training is \$4,995.00.
- **Nassau BOCES total cost as of 9/30/2023: \$31,115.00**

Molloy University

- Seaford resident currently attending CASAC course from 2/06/2023 to 9/01/2024. Total cost of training is \$5,910.00. Currently employed by Rhyhans Center of Hope, since 11/18/22 making \$16 per hour for 25 hours a week.
- Long Beach resident attended “Child Development Associate” from 2/08/2023 until 6/28/2023 and completed her credential exam working in childcare. The total cost of training is \$950.00. They are currently employed at Barry and Florence Freiberg JCC since 4/17/23 .
- Jamaica resident taking Home Inspection course from 3/01/2022 until 2/28/2023. The total cost of training is \$2,425.00. They are currently looking for full time employment.
- Freeport resident taking “medical assistant” course from 7/10/2021 until 12/31/2023. The total cost of training is \$1,220.00. She is employed part time while in training.
- Glen Oaks resident taking CASAC program from 9/08/2021 until 11/30/2023. The total cost of training is \$5,910.00.
- Howard Beach resident taking Real Estate ” course from 9/13/2011 until 12/30/2022. The total cost of training is \$550.00. They are currently looking for full time employment.
- Roosevelt resident taking NYS CASAC course from 1/05/2022 until 7/25/2023. The total cost of training is \$5,910.00. They are currently looking for full time employment.
- Valley Stream resident taking Human Resources management course from 1/4/23 until 6/28/24. The total cost is \$2,150.00.
- **Molloy University total cost as of 9/30/2023: \$25,025.00**

Site Safety training

- Valley Stream resident took training to qualify for “*On the Job training*” at **Best American Welding, Inc.** , he is still completing his Welding classes at BOCES. The total safety training cost was \$300.00.
- **Site Safety training total cost as of 9/30/2023: \$300.00**

Transfer Inc.

- I have gone into the following school districts presenting HempsteadWorks In-School & Out of School Youth Services programs that are offered and bringing Transfer VR headsets for youth to try:
 - o Hempstead
 - o Uniondale
 - o Baldwin
 - o Freeport
 - o Lynbrook
 - o West Hempstead

- Rockville Centre
 - Roosevelt
 - Bellmore/North Bellmore/Merrick/North Merrick
 - Seaford
 - Sewanhaka School District
 - Franklin Square
 - New Hyde Park
 - Floral Park
 - Elmont
 - Long Beach
 - Hewlett
 - Lawrence
 - Oceanside
 - Valley Stream Central
- Youth have the opportunity to experience different occupations and what those jobs look like.
 - The bundle contains full access to the career exploration tool, 200+ training modules, and on-call technical support resources. Each bundle costs \$5,000, and we will receive a \$250 discount per headset for four of the five years. The total amount for the purchase will be \$144,000 (\$5,000 per headset * 6 headsets * 1 year + \$4,750 per discounted headset * 6 headsets * 4 years).
 - Career exploration – plumbing, electrical, HVAC, contracting, automotive, manufacturing, and soon will have access to Information Technology and Medical professions.
 - 6 Virtual Reality Oculus sets, customer success manager, implementation training, and technical support services
 - **Transfer VR total cost as of 9/30/2023: \$144,000.00.**

Total IDA accrued amount on training as of 9/30/2023: \$298,379.75

If you have any questions, please let me know.

Kurt Rockensies
 Deputy Commissioner DOOR
 Town of Hempstead
 50 Clinton Street Suite 400
 Hempstead NY 11550
 (516) 485-5000 Ext. 1154

Michael Lodato

From: Kurt Rockensies <KRockensies@hempsteadworks.com>
Sent: Friday, February 9, 2024 12:51 PM
To: Michael Lodato
Cc: Eric Mallette
Subject: August 2023 Report

Caution

This email originated from outside of the Town of Hempstead. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hello Mike,

My apologies for the delay in getting these reports to you. Below is the report August 2023. I will be sending September through December today and Monday.

Opportunities Long Island

7 Town of Hempstead residents that started a training program on January 31st called Opportunities Long Island and now have completed. They are from the following towns and their status of employment:

- Uniondale resident successfully completed training, went on interviews but did not pass the sheet metal test. Currently working two jobs.
- East Meadow resident successfully completed training, is employed with Iron Workers Local 580 as of June 23, 2022. He is working 40 hours a week, \$20/HR with vacation, annuity, insurance, and pension.
- Elmont resident successfully completed the training, is employed in the Sheet Metal Worker Union Local 28 as of April 25, 2022. He is working 40 hours a week, \$18.32/HR with vacation, annuity, insurance, and pension.
- Baldwin resident successfully completed training, now employed by Local 25 Electricians as of September 12, 2022. He is making \$16.95 /HR with vacation, annuity, insurance, and pension.
- Hempstead resident successfully completed the training, is employed in the Sheet Metal Worker Union Local 28 as of April 25, 2022. He is working 40 hours a week, \$18.32/HR with vacation, annuity, insurance, and pension.
- Valley Stream resident successfully completed training, went on interviews, now employed by Union SMART Local 28 Sheet metal , gets \$18.32/HR with vacation, annuity, insurance, and pension.
- West Hempstead resident successfully completed training, is employed in the Steamfitters – Local 638 as of August 1, 2022. He is working 40 hours a week, \$22.00/HR with vacation, annuity, insurance, and pension.

- Opportunities Long Island is an intensive 240-hour training program (8 weeks) which includes OSHA 30, Blueprint Reading, and much more to help prepare residents for a career in the building and construction trades of the Nassau-Suffolk Building Trades.
- The tuition for this program is \$6,000 a resident.
- **Opportunities Long Island total cost as of 8/31/2023: \$40,212.50**

Access Careers

- Hempstead resident attended “Patient Care Technician” course that is 120 hours of training. The total cost of training is \$2,500. They were enrolled 11/14/2022 and training was completed 12/22/2022. They are currently employed by Mercy Medical Center as of 3/6/2023.
North Baldwin resident attending “Certified Nurse Assistant ” course that is 125 hours of training. The total cost of training is \$2,500. They were enrolled 3/27/2023 and training completed 6/25/2023. She is employed as of 8/16/23 with Five Star Staffing .
- West Hempstead attending “Medical Assistant” course that is 900 hours of training. The total cost of training is \$13,995. They were enrolled 1/30/2023 and completed training 8/25/2023. They are currently looking for full time employment.
- **Access Careers total cost as of 8/31/2023: \$18,995.00**

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- Uniondale resident currently attending “LPN – Licensed Practical Nurse” course that is 1,332 hours of training. The total cost of training is \$14,652. They were enrolled as of 1/04/2023 and training was scheduled to be completed by 12/01/2023, however , due to personal problems , customer dropped from school program on 9/6/23. He is employed as a Nurse Assistant.
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- Garden City resident attended Medical Assist course from 4/6/23 to 11/27/23. The total cost was \$11,302.25. They are currently seeking employment.
- **Hunter Business total cost as of 8/31/2023: \$30,432.25**

Commercial Driver Training, Inc.

- Hempstead resident attended “Career training 1 – tractor trailer” course that is 304 hours of training. The total cost of training is \$8,300 which includes exam and licensing voucher. They were enrolled as of May 9, 2022, and successfully completed as of August 25, 2022, passed Road Test on August 29, 2022, and now employed.
- Valley Stream resident attended “ CDL B Career Course (Full & Part time)” course that is 136 hours of training. The total cost of training is \$5,805 which include exam and licensing voucher. They were enrolled as of June 6, 2022, and successfully completed training as of September 22, 2022, and passed Road test on October 11, 2022 and became employed driving a bus earning \$20 per hour for 40 hours a week.
- **Commercial Driver Training, Inc. total cost as of 8/31/2023: \$14,105.00**

Nassau BOCES

- Freeport resident attend “OSHA 30 and Blueprint”, enrolled in “trade electric programs – 4/18/23 to 5/18/23; The total cost of training \$795.00. They were working at CP Nassau as Teacher assistant in our Summer Youth program. Currently taking NCCER and is one of their top students .
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- Hempstead resident attend OSHA 10 course on 6/12/23. The total cost of training is \$95.00. This completed her training in Culinary. She is currently working at Mid Island YM YWHA as of 6/26/23.
- **Nassau BOCES total cost as of 8/31/2023: \$17,730.00**

Molloy University

- Seaford resident currently attending CASAC course from 2/06/2023 to 9/01/2024. Total cost of training is \$5,910.00. Currently employed by Rhyhans Center of Hope, since 11/18/22 making \$16 per hour for 25 hours a week.
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- Valley Stream resident taking Human Resources management course from 1/4/23 until 6/28/24. The total cost is \$2,150.00.
- **Molloy University total cost as of 8/31/2023: \$25,025.00**

Site Safety training

- Valley Stream resident took training to qualify for “*On the Job training*” at **Best American Welding, Inc.** , he is still completing his Welding classes at BOCES. The total safety training cost was \$300.00.
- **Site Safety training total cost as of 8/31/2023: \$300.00**

Transfer Inc.

- I have gone into the following school districts presenting HempsteadWorks In-School & Out of School Youth Services programs that are offered and bringing Transfer VR headsets for youth to try:
 - o Hempstead
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 - o Baldwin
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- Career exploration – plumbing, electrical, HVAC, contracting, automotive, manufacturing, and soon will have access to Information Technology and Medical professions.
- 6 Virtual Reality Oculus sets, customer success manager, implementation training, and technical support services
- **Transfer VR total cost as of 8/31/2023: \$144,000.00.**

Total IDA accrued amount on training as of 8/31/2023: \$290,799.75.

If you have any questions, please let me know.

Kurt Rockensies
 Deputy Commissioner DOOR
 Town of Hempstead
 50 Clinton Street Suite 400
 Hempstead NY 11550
 (516) 485-5000 Ext. 1154

Confidential Evaluation of Board Performance Summary 2023 – TOH LDC

Criteria	Agree	Somewhat Agree	Somewhat Disagree	Disagree
Board members have a shared understanding of the mission and purpose of the Authority.	7			
The policies, practices and decisions of the Board are always consistent with this mission.	7			
Board members comprehend their role and fiduciary responsibilities and hold themselves and each other to these principles.	7			
The Board has adopted policies, by-laws, and practices for the effective governance, management and operations of the Authority and reviews these annually.	7			
The Board sets clear and measurable performance goals for the Authority that contribute to accomplishing its mission.	7			
The decisions made by Board members are arrived at through independent judgment and deliberation, free of political influence or self-interest.	5	2		
Individual Board members communicate effectively with executive staff so as to be well informed on the status of all important issues.	7			
Board members are knowledgeable about the Authority's programs, financial statements, reporting requirements, and other transactions.	7			
The Board meets to review and approve all documents and reports prior to public release and is confident that the information being presented is accurate and complete.	5	2		
The Board knows the statutory obligations of the Authority and if the Authority is in compliance with state law.	7			
Board and committee meetings facilitate open, deliberate and thorough discussion, and the active participation of members.	7			
Board members have sufficient opportunity to research, discuss, question and prepare before decisions are made and votes taken.	7			
Individual Board members feel empowered to delay votes, defer agenda items, or table actions if they feel additional information or discussion is required.	7			
The Board exercises appropriate oversight of the CEO and other executive staff, including setting performance expectations and reviewing performance annually.	6	1		
The Board has identified the areas of most risk to the Authority and works with management to implement risk mitigation strategies before problems occur.	7			
Board members demonstrate leadership and vision and work respectfully with each other.	7			

Name of Authority: TOWN OF HEMPSTEAD LOCAL DEVELOPMENT CORPORATION

Date Completed: 1/29/24

Board Members
Florestano Girardi
Thomas Grech
Dr. Eric C. Mallette
Jack Majkut
Robert Bedford
Jerry Kornbluth, Ph.D
Jill Mollitor

Frederick E. Parola
Chief Executive Officer

Town of Hempstead



Local
Development
Corporation

350 FRONT STREET HEMPSTEAD, NY 11550-4037
(516) 489-5000 EXT. 4200 • (516) 489-3179

Minutes

Town of Hempstead

Local Development Corporation Meeting

350 Front Street

2nd Floor, Courtroom

Hempstead, New York 11550

January 23, 2024

9:30 AM (or after the conclusion of the IDA Meeting)

Agenda: Consideration and approval of LDC Committees, Consideration and approval of LDC Officers, Consideration and approval of LDC Bond/Transaction Counsel, Consideration and approval of Corporation Counsel, Consideration and approval of the Construction Wage policy (Prevailing Wage Policy), Consideration and approval of Budget Line Transfers for 2023, Summary of Confidential Board Evaluations, Distribution of Board Self-Evaluations forms, Consideration and approval of the Minutes of December 19, 2023, Financial Statements and Expenditure List: October 18, 2023 – November 14, 2023

Those in Attendance: Florestano Girardi, Chairman
Thomas Grech, Vice Chairman
Eric Mallette, Treasurer
Jack Majkut, Secretary
Jerry Kornbluth, Member
Robert Bedford, Member
Jill Mollitor, Member

Also in Attendance: Frederick E. Parola, CEO
Edie Longo, CFO
Arlyn Eames, Deputy CFO
Laura Tomeo, Deputy Corporate Administrator
John E. Ryan, Esq., Corporation Counsel
T. Barry Carrigan, Esq., Bond Counsel
Paul O'Brien, Esq., Bond Counsel

Excused: Michael Lodato, Corporate Administrator

The Chairman confirmed a Quorum. The Meeting was called to order at 9:58 AM.

Committee Members: The Board was presented with the LDC Committee list for 2024. The only change was to add Frederick Parola to the Governance Committee. Florestano Girardi made a motion to approve the committee appointments. This motion was seconded by Robert Bedford. All were in favor. Motion carried.

Board Officers: The Board was presented with the LDC Board Officer's list for 2024. Thomas Grech made a motion to approve the Board Officer's appointments. This motion was seconded by Robert Bedford. All were in favor. Motion carried.

Bond/Transaction Counsel: Robert Bedford made a motion to appoint Nixon Peabody LLP and Phillips Lytle LLP as Bond/Transaction Counsels for the LDC for 2024. This motion was seconded by Thomas Grech. All were in favor. Motion carried.

Corporation Counsel: Flo Girardi made a motion to appoint John E. Ryan, Esq. as Corporation Counsel for the LDC for 2024. This motion was seconded by Thomas Grech. All were in favor. Motion carried.

Construction Wage Policy (Prevailing Wage Policy): Board members, staff and counsel discussed potential changes to the existing policy. Consideration of the policy was tabled to the February Agenda.

Budget Line Transfers: Robert Bedford made a motion to accept the Budget Line Transfers as presented by Edie Longo, CFO. This motion was seconded by Thomas Grech. All were in favor. Motion carried.

Summary of Confidential Board Evaluations: This item was tabled to the February Agenda.

Board Self-Evaluation Forms: The forms were included in the meeting materials to be completed and returned to the LDC.

Minutes of December 19, 2023: The board was furnished with a copy of the December 19, 2023, Board Meeting Minutes. Eric Mallette made a motion to waive the reading of the minutes and adopt the minutes. This motion was seconded by Thomas Grech. All were in favor. Motion carried.

Treasurer's Report: The board was furnished with the Financial Statements and Expenditure List for December 13, 2023 –January 16, 2024. Eric Mallette advised the board that all finances were in order.

With all business concluded, Florestano Girardi made a motion to close the meeting. This was seconded by Eric Mallette. All were in favor. Motion carried. The meeting closed at 10:01 am.

Jack Majkut
Secretary
December 19, 2023

9:15 AM

02/20/24

Accrual Basis

Town of Hempstead Local Development Corporation

Account QuickReport

As of February 20, 2024

Type	Date	Num	Name	Memo	Split	Amount	Balance
200 · Cash							13,655.23
200-33 · Bank of America Checking -6632							13,655.23
Check	1/26/2024	5281	Edie Longo	LDC Part Tim...	-SPLIT-	-710.13	12,945.10
Check	1/26/2024	Electr...	Paychex	Payroll Fee 1/...	2100-01 · PAY...	-59.22	12,885.88
Check	1/26/2024	5282	Frederick E. Parola	LDC Part Tim...	-SPLIT-	-1,956.44	10,929.44
Check	1/26/2024	Electr...	Bank of America	Payroll Taxes ...	-SPLIT-	-1,408.01	9,521.43
Deposit	1/31/2024			Deposit	-SPLIT-	17,000.00	26,521.43
Check	2/6/2024	1541	WB Mason	Invoice 24431...	522-07 · Office ...	-54.01	26,467.42
Check	2/9/2024	Electr...	Paychex	Payroll Fee for...	2100-01 · PAY...	-59.22	26,408.20
Check	2/9/2024	Electr...	Bank of America	Payroll Taxes ...	-SPLIT-	-1,434.10	24,974.10
Check	2/9/2024	5283	Edie Longo	LDC Part Tim...	-SPLIT-	-725.25	24,248.85
Check	2/9/2024	5284	Frederick E. Parola	LDC Part Tim...	-SPLIT-	-1,984.73	22,264.12
Check	2/12/2024	1542	WB Mason	Invoice 24445...	522-07 · Office ...	-61.47	22,202.65
Total 200-33 · Bank of America Checking -6632						8,547.42	22,202.65
Total 200 · Cash						8,547.42	22,202.65
TOTAL						8,547.42	22,202.65

9:16 AM

02/20/24

Accrual Basis

Town of Hempstead Local Development Corporation

Account QuickReport

As of February 20, 2024

Type	Date	Num	Name	Memo	Split	Amount	Balance
200 · Cash							2,079,020.90
200-34 · Bank of America Savings -3706							2,079,020.90
Total 200-34 · Bank of America Savings -3706							2,079,020.90
Total 200 · Cash							2,079,020.90
TOTAL							2,079,020.90