

# AGENDA

**Town of Hempstead Local Development Corporation  
Board Meeting  
Courtroom, 2<sup>nd</sup> Floor  
350 Front Street, Hempstead, NY  
February 25, 2025, 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.tohldc.org](http://www.tohldc.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:

- 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 (Update: waiting on four more)

Reading and approval of the minutes:

- Consideration and approval of the Minutes of January 21, 2025

Report of the treasurer:

- Financial Statements & Expenditure List  
January 14, 2025 – February 18, 2025

Committee Updates:

Adjournment:

Chairman Approval: 2/13/25

Contact: Michael Lodato, Corporate Administrator  
[MLodato@HempsteadNY.Gov](mailto:MLodato@HempsteadNY.Gov)  
516-489-5000 x3706

**Michael Lodato**

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**From:** Kurt Rockensies <KRockensies@hempsteadworks.com>  
**Sent:** Monday, December 16, 2024 3:42 PM  
**To:** Michael Lodato  
**Cc:** Eric Mallette  
**Subject:** July 2024 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 for July 2024.

**Opportunities Long Island**

7 Town of Hempstead residents that started a training program on January 31<sup>st</sup> 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 7/31/2024: \$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 7/31/2024: \$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.
- Garden City resident attended Medical Assist course from 4/6/23 to 11/27/23. Due to personal problems , customer dropped from school program. The total cost was \$10,993.25. They are currently seeking employment.
- Hempstead resident attended Medical Assist course from 3/28/23 to 7/2/24. The total cost was \$5,014.50. She started working at Northwell Health on 8/5/24 for \$21.00 per hr, plus benefits. She is returning to school to arrange to take her certification exam.
- **Hunter Business total cost as of 7/31/2024: \$30,659.75**

### 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 7/31/2024: \$8,300.00**

### Nassau BOCES

- Freeport resident attend "OSHA 30 and Blueprint", enrolled in "trade electric programs – 4/18/23 to 7/10/2024; The total cost of training \$5,790.00. They were working at CP Nassau as Teacher assistant. 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 "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 6/05/2023 to 4/18/2024. The total cost of training is \$3,285.00. He is working part time currently , looking for full time employment.

- Hempstead resident attend “Automotive Institute” course from 9/11/2023 to 6/27/2024. The total cost of training is \$6,995.00. They are currently looking for full time employment.
- 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 7/31/2024: \$34,115.00**

**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.
- Jamaica resident took 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 took “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 took CASAC program from 9/08/2021 until 11/14/2023. The total cost of training is \$5,910.00. Preparing for CASAC State certification exam and looking for work.
- Howard Beach resident took 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 took **NYS CASAC** course from 1/05/2022 until 7/25/2023. The total cost of training is \$4,450.00. 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 \$1,720.00. They are currently looking for full time employment.
- Freeport resident taking Paralegal course from 1/17/2023 to 12/30/2024. The total cost is \$5,250.00 They are currently looking for full time employment.
- Bellmore resident taking CASAC program from 6/30/2023 to 9/01/2024. The total cost is \$5,910.00. Preparing for CASAC State certification exam and looking for work.
- **Molloy University total cost as of 7/31/2024: \$33,775.00**

**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 7/31/2024: \$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
    - 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 7/31/2024: \$144,000.00.**

**Total IDA accrued amount on training as of 7/31/2024: \$310,357.25**

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

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

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  
2<sup>nd</sup> 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: December 11, 2024 – January 14, 2025

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

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

Excused: Robert Bedford, Member  
Edie Longo, CFO

The Chairman confirmed a Quorum. The Meeting was called to order at 9:47 AM.

Committee Members: The Board was presented with the LDC Committee list for 2025. The only change was to add Guy Savia to the Advertising, Finance and Time and Leave Committees. Jerry Kornbluth made a motion to approve the committee appointments. This motion was seconded by Jill Mollitor. All were in favor. Motion carried.

Board Officers: The Board was presented with the LDC Board Officer's list for 2025. Jerry Kornbluth made a motion to approve the Board Officer's appointments. This motion was seconded by Jill Mollitor. All were in favor. Motion carried.

Bond/Transaction Counsel: Eric Mallette made a motion to appoint Nixon Peabody LLP, Phillips Lytle LLP and Barclay Damon as Bond/Transaction Counsels for the LDC for 2025. This motion was seconded by Jerry Kornbluth. All were in favor. Motion carried.

Corporation Counsel: Eric Mallette made a motion to appoint John E. Ryan, Esq. as Corporation Counsel for the LDC for 2025. This motion was seconded by Jack Majkut. All were in favor. Motion carried.

Construction Wage Policy (Prevailing Wage Policy): Jack Majkut made a motion to adopt the Construction Wage Policy as presented. This motion was seconded by Jerry Kornbluth. All were in favor. Motion Carried.

2024 Budget Line Transfers: Eric Malette made a motion to accept 2024 Budget Line Transfers as presented. This motion was seconded by Jill Mollitor. All were in favor. Motion carried.

Summary of Confidential Board Evaluations: The Board was presented with the confidential board evaluation forms summary. The Board did not have any comments or questions.

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

Minutes of December 17, 2024: The board was furnished with a copy of the December 17, 2024, Board Meeting Minutes. Eric Mallette made a motion to waive the reading of the minutes and adopt the minutes. This motion was seconded by Jack Majkut. All were in favor. Motion carried.

Treasurer's Report: The board was furnished with the Financial Statements and Expenditure List for December 11, 2024 –January 14, 2025. Eric Mallette advised the board that all finances were in order.

With all business concluded, Jerry Kornbluth made a motion to close the meeting. This was seconded by Jill Mollitor. All were in favor. Motion carried. The meeting closed at 9:50 am.

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Jack Majkut  
Secretary  
February 25, 2025

8:45 AM

02/18/25

Accrual Basis

**Town of Hempstead Local Development Corporation**  
**Account QuickReport**  
 As of February 18, 2025

Type	Date	Num	Name	Memo	Split	Amount	Balance
<b>200 · Cash</b>							11,129.20
<b>200-33 · Bank of America Checking -6632</b>							11,129.20
Transfer	1/16/2025			Funds Transfer	200-34 · Bank o...	30,000.00	41,129.20
Check	1/16/2025	1561	Giovatto Agency	25' Website ...	-SPLIT-	-5,000.00	36,129.20
Check	1/16/2025	1562	Sheehan And Co.	2024 TOH LD...	522-04 · Accou...	-11,800.00	24,329.20
Check	1/24/2025	Electr...	Paychex	Payroll Fee for...	2100-01 · PAY...	-78.17	24,251.03
Check	1/24/2025	Electr...	Bank of America	Payroll Taxes ...	-SPLIT-	-1,336.28	22,914.75
Check	1/24/2025	5332	Frederick E. Parola	01/12/25 to 01...	-SPLIT-	-1,918.70	20,996.05
Check	1/24/2025	5331	Edie Longo	LDC Part Tim...	-SPLIT-	-657.13	20,338.92
Check	2/7/2025	Electr...	Bank of America	Payroll Taxes ...	-SPLIT-	-1,128.26	19,210.66
Check	2/7/2025	5333	Frederick E. Parola	Pay Period: 01...	-SPLIT-	-2,048.19	17,162.47
Check	2/7/2025	Electr...	Paychex	Payroll Fee for...	2100-01 · PAY...	-75.11	17,087.36
Total 200-33 · Bank of America Checking -6632						5,958.16	17,087.36
Total 200 · Cash						5,958.16	17,087.36
<b>TOTAL</b>						<b>5,958.16</b>	<b>17,087.36</b>



8:45 AM  
 02/18/25  
 Accrual Basis

**Town of Hempstead Local Development Corporation**  
**Account QuickReport**  
 As of February 18, 2025

Type	Date	Num	Name	Memo	Split	Amount	Balance
							1,988,108.58
200 · Cash							1,988,108.58
200-34 · Bank of America Savings -3706							1,958,108.58
Transfer	1/16/2025			Funds Transfer	200-33 · Bank o...	-30,000.00	1,981,108.58
Deposit	1/27/2025			Deposit	-SPLIT-	23,000.00	1,981,108.58
Total 200-34 · Bank of America Savings -3706						-7,000.00	1,981,108.58
Total 200 · Cash						-7,000.00	1,981,108.58
<b>TOTAL</b>						<b>-7,000.00</b>	<b>1,981,108.58</b>