PUBLIC HEARING: TOWN OF POUGHKEEPSIE

In the Matter of the Application of: MHTC DEVELOPMENT, LLC, FOR FINANCIAL ASSISTANCE FROM THE DUTCHESS COUNTY INDUSTRIAL DEVELOPMENT AGENCY.

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DATED:

October 08, 2019
Poughkeepsie, New York
9:30 a.m. - 9:32 a.m.

Donna M. Wells, Reporter

MINUTES

OF

PUBLIC HEARING

Mary T. Babiarz Court Reporting Service, Inc. (845)471-2511

## 2 APPEARANCES:

DONALD CAPPILLINO, ESQ.
HEARING OFFICER
CAPPILLINO, ROTHSCHILD & EGAN, LLP
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Pawling, New York 12564
7 EMAIL: dc@cappillino.com

## 19 ALSO PRESENT:

Sandra Rossi, Rossi & Sons John Hettinger, MHTC Development, LLC Sarah Lee, CEO, Think Dutchess Marilyn Yerks, CFO, Think Dutchess

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HEARING	OFFICER'S	EXHIBITS

For	Identification/In Evidence	4:5
2 For	Designation Letter Identification/In Evidence	4:9
3 For	Affidavit of Publication Identification/In Evidence	4:13
4 For	Affidavit of Jenna Jones Identification/In Evidence	4:17

1	MHTC Development, LLC
2	(Whereupon the following exhibits were
3	marked before the start of the hearing)
4	
5	(NOTICE OF PUBLIC HEARING RECEIVED AND MARKED
6	AS HEARING OFFICER'S EXHIBIT 1
7	FOR IDENTIFICATION/IN EVIDENCE)
8	
9	(DESIGNATION LETTER RECEIVED AND MARKED
10	AS HEARING OFFICER'S EXHIBIT 2
11	FOR IDENTIFICATION/IN EVIDENCE)
12	
13	(AFFIDAVIT OF PUBLICATION RECEIVED AND MARKED
14	AS HEARING OFFICER'S EXHIBIT 3
15	FOR IDENTIFICATION/IN EVIDENCE)
16	
17	(AFFIDAVIT OF JENNA JONES RECEIVED AND MARKED
18	AS HEARING OFFICER'S EXHIBIT 4
19	FOR IDENTIFICATION/IN EVIDENCE)
20	
21	THE HEARING OFFICER: Good morning
22	everyone. I'm Donald Cappillino. I'm the
23	Hearing Officer in this matter. Before
24	the hearing began I had marked, in
25	Evidence, Hearing Officer's Exhibit Number

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## MHTC Development, LLC

1, the Notice of Public Hearing in this matter. I had marked as Hearing Officer's Exhibit Number 2, in Evidence, the September 20, 2019 letter from Timothy E. Dean, Chairman of the Dutchess County IDA, appointing me as the Hearing Officer in this matter. I had marked as Hearing Officer's Exhibit Number 3, in Evidence, the Affidavit from the Poughkeepsie Journal indicating that on September 24, 2019 a copy of this Notice of Public Hearing was published in the Poughkeepsie I had marked as Hearing Journal. Officer's Exhibit Number 4, in Evidence, the Affidavit of Jenna Jones indicating that on September 20, 2019 a copy of the Notice of Public Hearing was sent by mail to the Honorable Jon J. Baisley, Supervisor of the Town of Poughkeepsie, Dr. Brendan Lyons, Superintendent of Schools for the Arlington Central School District, and the Honorable Marcus J. Molinaro, Dutchess County Executive. that I will open this public hearing.

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MHTC Development, LLC

John Hettinger, do you have anything to say?

BY MR. HETTINGER: Good morning and thank you for having us. I'm John Hettinger, here on behalf of MHTC Development representing Eastdale Village. I'll just provide a quick update on the development that's happening with Eastdale right now. We're well underway with the first six multi-family buildings comprising 130 units as well as the 27,000 square foot medical office building. of those are progressing very, very well. We're in predevelopment on several other The project that we're discussing today is 100 percent owned and operated by Rossi Eastdale, LLC, and it represents an allocation of benefits previously conferred upon MHTC Development broadly.

As we have stated before, MHTC

Development really champions the

owner/operator construct. We think it

creates a level of investment, continuity

and vibrancy in the Town Center that it's

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MHTC Development, LLC

very, very difficult to otherwise replace and we're thrilled to have the opportunity to work with a truly best in class operator like the Rossi family. With that I'll turn it over to Sandra to speak briefly.

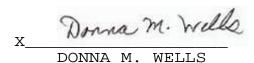
BY MS. ROSSI: We are really excited about the prospect of this being able to come to fruition. Obviously, the family started in 1979 and has owned and operated a business in Poughkeepsie for 41 years at this point and we've seen a lot of opportunity and have kind of been pursuing a lot of different ways to expand or grow or move and there's never been a situation that really would work for us. opportunity is really perfect for us and we're really excited that this could actually happen. We appreciate this opportunity and your support will really make it possible.

## MHTC Development, LLC

THE HEARING OFFICER: Does anyone else have anything to say? Thank you, Sandra. Thank you, John. With that I will close the public hearing.

STATE OF NEW YORK )
) ss:
COUNTY OF DUTCHESS )

I, DONNA M. WELLS, a stenotype reporter and Notary Public within and for the State of New York, do hereby certify that the foregoing is a true and correct transcript of the minutes recorded by me and reduced to typewriting under my supervision to the best of my knowledge and ability.



Dated: October 09, 2019