

NEW YORK CITY INDUSTRIAL DEVELOPMENT AGENCY

NOTICE OF PUBLIC HEARING

The New York City Industrial Development Agency (the "Agency") is empowered under the New York State Industrial Development Agency Act (constituting Title 1 of Article 18-A of the General Municipal Law), and Chapter 1082 of the 1974 Laws of New York, as amended, to issue nonrecourse revenue bonds to provide financing for qualified projects, and to enter into industrial and small industry incentive program transactions and other straight-lease transactions for the benefit of qualified projects, and thereby advance the job opportunities, general prosperity and economic welfare of the people of the State of New York (the "State") and to improve their prosperity and standard of living. The Agency has been requested (i) to make available the proceeds of its bonds to be issued in the approximate aggregate dollar amounts, to be used by the persons, for the purposes, and at the addresses identified below, and (ii) to participate in industrial and small industry incentive program straight-lease transactions and other straight-lease transactions for the purposes and at the addresses also identified below. As used herein, "bonds" are bonds, the interest on which may be exempt from local and/or State and/or Federal income taxes; and the "City" shall mean The City of New York. As used herein with reference to bond amounts, "approximately" shall be deemed to mean up to such stated bond amount or a greater principal amount not to exceed 10 % of such stated bond amount.

Straight-lease (Small Industry Incentive Program) transaction for ABR Molding LLC/D.B.A. ABR G.C. and ABR Construction Inc., designers and manufacturers of moldings for doors, windows, and cabinetry, in connection with the acquisition and renovation of single-story, approximately 8,000 square foot industrial building located on an approximately 8,000 square foot parcel of land, located at 1613 Stephen Street, Ridgewood, Queens, New York. The financial assistance proposed to be conferred by the Agency will consist of payments in lieu of City real property taxes, exemption from City and State mortgage recording taxes and exemption from City and State sales and use taxes.

Approximately \$17,000,000 Empowerment Zone Facility bond transaction for the benefit of Baldor Specialty Foods, Inc., a distributor of fresh fruit, vegetables and specialty items, in connection with the financing of renovations, furnishing and equipping of an approximately 193,000 square foot City-owned distribution facility (approximately 185,000 square foot warehouse and approximately 8,000 square foot garage facility) located on an approximately 686,503 square foot parcel of land at 155 Food Center Drive, Bronx, New York. The financial assistance proposed to be conferred by the Agency will consist of such bond financing and exemption from City and State mortgage recording taxes.

Straight lease transaction for the benefit of Baryshnikov Dance Foundation Inc., a not-for-profit arts center and foundation (the "Project") in connection with an approximately \$8,500,000 tax-exempt revenue bond transaction through New York City Capital Resource Corporation. The Project consists of the acquisition, construction, renovation, improving, equipping and furnishing of an approximately 10,329 square foot portion of an approximately 45,964 square foot building located on an approximately 7,420 square foot parcel of land, located at 450 West 37th Street, New York, New York. The financial assistance proposed to be conferred by the Agency will consist of exemption from City and State mortgage recording taxes.

Approximately \$2,900,000 civic facility revenue bond transaction for the benefit of The Center for Family Support, Inc., a provider of habilitation and therapeutic services to children and adults with developmental disabilities, in connection with the renovation, furnishing, and/or refinancing of the following facilities, all located within New York City: (i) approximately 2,950 square feet (aggregate) for apartments 2E, 2J, 3E, 4E, and 3J in a building on an approximately 9,088 square foot parcel of land located at 1212 Dr. Martin Luther King Blvd., Bronx, New York, for an approximate cost of \$52,000; (ii) an approximately 1,080 square foot apartment in a building on an approximately 2,000 square foot parcel of land located at 678 Lincoln Ave., 2nd floor Brooklyn, New York, for an approximate cost of \$230,000; (iii) an approximately 1,650 square foot single family residence on an approximately 4,450 square foot parcel of land located at 568 Cary Ave., Staten Island, New York, for an approximate cost of \$1,218,000; and (iv) an approximately 3,470 square foot single family residence on an approximately 4,093 square foot parcel of land located at 145-17 120th Street, Jamaica, Queens, New York, for an approximate cost of \$1,400,000. The financial assistance proposed to be conferred by the Agency will consist of such bond financing and exemption from City and State mortgage recording taxes.

Approximately \$915,000 civic facility revenue bond transaction for the benefit of Centro Social La Esperanza, Inc., a provider of habilitation and therapeutic services to adults with developmental disabilities, in connection with the renovation, furnishing and refinancing of an approximately 5,325 square foot single family residence on an approximately 2,375 square foot parcel of land located at 566 W. 171st Street, New York, New York. The financial assistance proposed to be conferred by the Agency will consist of such bond financing and exemption from City and State mortgage recording taxes.

Approximately \$30,000,000 civic facility revenue bond transaction for the benefit of Congregation Darchei Torah (d/b/a Yeshiva Darchei Torah), a not-for-profit corporation, the owner and operator of an independent, not-for-profit private boys school serving students in nursery through grade twelve, in connection with the (i) financing of the construction and equipping of an approximately 150,000 square foot building, including up to four stories above-ground and one story below-ground, to be located on an approximately 263,000 square foot parcel of land, located at 225-259 Beach 17th Street, Far Rockaway, Queens, New York, to be used as a school, for which approximately 10,000 square feet of the building will be used by The Rabenstein

Learning Center/National Jewish Resource Center, a not-for-profit corporation, which operates an educational learning center, in the amount of approximately \$25,525,000, and (ii) the refinancing of outstanding taxable debt used for the acquisition, construction, renovation and equipping of (a) an existing facility of approximately 28,000 square feet to be located on an approximately 23,200 square foot parcel of land located at 1202-1214 Heyson Road, Far Rockaway, Queens, New York, in the amount of approximately \$3.7 million (b) an approximately 1,800 square foot dormitory facility situated on an approximately 5,500 square foot parcel of land, located at 1717 Plainview Avenue, Far Rockaway, Queens, New York, in the amount of approximately \$175,000 (c) an approximately 1,600 square foot dormitory facility situated on an approximately 5,500 square foot parcel of land, located at 1729 Plainview Avenue, Far Rockaway, Queens, New York, in the amount of approximately \$400,000 and (d) an approximately 1,600 square foot dormitory facility situated on an approximately 5,500 square foot parcel of land, located at 1733 Plainview Avenue, Far Rockaway, Queens, New York, in the amount of approximately \$200,000. The financial assistance proposed to be conferred by the Agency will consist of such bond financing and exemption from City and State mortgage recording taxes.

Approximately \$3,600,000 civic facility revenue bond transaction for the benefit of Cooke Center for Learning & Development, Inc., a provider of educational and therapeutic services to children with developmental disabilities, in connection with the purchase, renovation, furnishing and/or refinancing of an approximately 20,000 square foot facility on an approximately 4,983 square foot parcel of land located at 60 McDougal Street, New York, New York. The financial assistance proposed to be conferred by the Agency will consist of such bond financing and exemption from City and State mortgage recording taxes.

Approximately \$2,547,000 civic facility revenue bond transaction for the benefit of Federation Employment and Guidance Services, Inc. (d/b/a, FECS), a provider of habilitation and therapeutic services to adults with developmental disabilities, in connection with the renovation, furnishing, and/or refinancing of the following facilities, all located within The City of New York: (i) an approximately 3,435 square foot facility on an approximately 4,854 square foot parcel of land located at 2782 Johnson Avenue, Bronx, New York, for an approximate cost of \$730,000; (ii) an approximately 3,513 square foot facility on an approximately 3,500 square foot parcel of land located at 424 Swinton Avenue, Bronx, New York, for an approximate cost of \$887,000; (iii) an approximately 4,800 square foot program facility on an approximately 3,612 square foot parcel of land located at 3327 Steuben Avenue, Bronx, New York for an approximate cost of \$930,000. The financial assistance proposed to be conferred by the Agency will consist of such bond financing and exemption from City and State mortgage recording taxes.

Approximately \$3,710,000 civic facility revenue bond transaction for the benefit of HASC Center, Inc., a provider of habilitation and therapeutic services to adults with developmental disabilities, in connection with the purchase, renovation, furnishing and/or refinancing of the following facilities, all located within The City of New York: (i)

an approximately 1,575 square foot single family residence on an approximately 2,500 square foot parcel of land located at 804 Ditmas Avenue, Brooklyn, New York, for an approximate cost of \$1,200,000; (ii) an approximately 1,300 square foot single family residence on an approximately 2,505 square foot parcel of land located at 918 50th Street, Brooklyn, New York, for an approximate cost of \$2,240,000; and (iii) an approximately 4,100 square foot single family residence on an approximately 7,520 square foot parcel of land located at 390 Berry Street, Brooklyn, New York, for an approximate cost of \$270,000. The financial assistance proposed to be conferred by the Agency will consist of such bond financing and exemption from City and State mortgage recording taxes.

Approximately \$1,670,000 civic facility revenue bond transaction for the benefit of HeartShare Human Services of New York (“HeartShare”), a section 501(c)(3) human services agency dedicated to improving the lives of people in need of special services and support. HeartShare will be utilizing the bond financing to (i) refinance a portion of an outstanding line of credit, that was used for a portion of the costs of item (ii); (ii) renovate, furnish and equip, and in some cases acquire, various habilitation facilities (as shown below) for use by persons with developmental disabilities; (iii) and finance costs associated with the bond offering. The financial assistance proposed to be conferred by the Agency will consist of such bond financing and exemption from City and State mortgage recording taxes. The project includes the following locations (in parentheses the following information is respectively provided: Description of real estate/Approx. sq. footage of building, Amount of allocated bond proceeds, and Use):

This notice corrects the information with respect to certain projects that were included in the notice published in August 2007 for HeartShare. The amount of bonds specified herein was included in the amount specified in the earlier notice.

In Brooklyn:

- 977-979 East 92nd Street, Brooklyn, NY 11236 (House/7,200sf, \$30,492, Habilitation);
- 347 74th Street, Brooklyn, NY 11209 (House/36,000sf, \$45,335, Day Habilitation);

In Queens:

- 603 Beach 19th St, Far Rockaway, Queens, NY 11691 (House/18,000sf, \$67,467, Habilitation);
- 71-16 166th Street, Fresh Meadows, Queens, NY 11365 (House/5,562sf, \$1,086,698, Habilitation);

In Staten Island:

- 17 Dongan Hills Ave, Staten Island, NY 10306 (House/3,220sf, \$266,140, Habilitation);

Approximately \$5,327,000, civic facility revenue bond transaction for the benefit of Lifespire, Inc, a provider of habilitation and therapeutic services to adults with developmental disabilities, in connection with the purchase, renovation, furnishing and/or refinancing of the following facilities, all located within The City of New York: (i) an approximately 7,018 square foot day facility on an approximately 12,589 square foot parcel of land located at 450 19th Street, Brooklyn, New York, for an approximate cost of \$260,000; (ii) an approximately 13,020 square foot facility on an approximately 14,000 square foot parcel of land located at 213 48th Street, Brooklyn, New York, for an approximate cost of \$540,000; (iii) an approximately 3,684 square foot single family residence on an approximately 2,233 square foot parcel of land located at 61-56 219th Street, Bayside, Queens, New York, for an approximate cost of \$1,600,000; (iv) an approximately 340 square foot condominium (unit 3M) in a building on an approximately 10,682 square foot parcel of land located at 312 W. 23rd Street, New York, New York, for an approximate cost of \$460,000; (v) an approximately 343 square foot condominium (unit 4K) in a building on an approximately 10,682 square foot parcel of land located at 312 W. 23rd Street, New York, New York, for an approximate cost of \$462,000; (vi) an approximately 343 square foot condominium (unit 4S) in a building on an approximately 10,682 square foot parcel of land located at 312 W. 23rd Street, New York, New York, for an approximate cost of \$460,000; (vii) an approximately 4,831 square foot single family residence on an approximately 2,080 square foot parcel of land located at 1171 Stirling Place, Brooklyn, New York, for an approximate cost of \$1,380,000; (viii) an approximately 950 square foot leased apartment on an approximately 2,625 square foot parcel of land located at 1687 Castle Hill Avenue, 1st floor, Bronx, New York, for an approximate cost of \$33,000; and (ix) an approximately 1,375 square foot leased apartment in a building on an approximately 2,625 square foot parcel of land located at 1687 Castle Hill Avenue, 3rd fl, Bronx, New York, for an approximate cost of \$132,000. The financial assistance proposed to be conferred by the Agency will consist of such bond financing and exemption from City and State mortgage recording taxes.

Approximately \$5,500,000 civic facility revenue bond transaction for the benefit of Program Development Services, Inc., a provider of habilitation and therapeutic services to adults with developmental disabilities, in connection with the purchase, renovation, furnishing and/or refinancing of the following facilities, all located within The City of New York: (i) an approximately 1,200 square foot residence on an approximately 3,000 square foot parcel of land located at 1022 Avenue W, Brooklyn, New York, for an approximate cost of \$1,600,000; (ii) an approximately 644 square foot residence on an approximately 1,911 square foot parcel of land located at 662 85th Street, Brooklyn, New York, for an approximate cost of 1,400,000; (iii) an approximately 565 square foot residence on an approximately 2,074 square foot parcel of land located at 465 74th Street, Brooklyn, New York, for an approximate cost of \$1,000,000; and (iv) an approximately 714 square foot residence on an approximately 1,150 square foot parcel of land located at 1586 W. 7th Street, Brooklyn, New York, for an approximate cost of \$1,500,000. The financial assistance proposed to be conferred by the Agency will consist of such bond financing and exemption from City and State mortgage recording taxes.

Approximately \$1,342,500 tax-exempt civic facility revenue bond transaction for the benefit of Queens Parents Resource Center, Inc., a provider of habilitation and therapeutic services to adults with developmental disabilities, in connection with the purchase, renovation, furnishing and/or refinancing of the following facilities, all located within New York City: (i) an approximately 960 square foot residential apartment in a building on an approximately 2,000 square foot parcel of land located at 64-17 Madison Street, Flushing, Queens, New York, for an approximate cost of \$42,500; (ii) an approximately 6,000 square foot day facility on an approximately 10,000 square foot parcel of land located at 112-40 Francis Lewis Blvd, Queens Village, Queens, New York, for an approximate cost of \$1,300,000. The financial assistance proposed to be conferred by the Agency will consist of such bond financing and exemption from City and State mortgage recording taxes.

Approximately \$1,690,000 tax-exempt civic facility revenue bond transaction for the benefit of United Cerebral Palsy of Queens, Inc. (d/b/a Queens Centers for Progress), a provider of habilitation and therapeutic services to children and adults with developmental disabilities, in connection with the purchase, renovation, furnishing and/or refinancing of the following facilities, all located within The City of New York: (i) an approximately 106,740 square foot facility on an approximately 38,210 square foot parcel of land located at 81-15 164th Street, Jamaica, Queens, New York, for an approximate cost of \$490,000; (ii) five residential units, located on an approximately 6.5 acre campus located on Grand Central Parkway, Bellerose, Queens, New York, with the following addresses: 249-08 and 249-10 are joined buildings each with living space of approximately 3,990 square feet and sharing approximately 3,990 of basement space; 249-12 is stand-alone building with a total of approximately 7,980 square feet of living and basement space; 249-14 and 249-14A are joined buildings each with living space of approximately 3,990 square feet and sharing approximately 3,990 of basement space; for an approximate aggregate cost of \$1,200,000, which amount includes, approximately, \$800,000 worth of equipment for the benefit of all five residential units. The financial assistance proposed to be conferred by the Agency will consist of such bond financing and exemption from City and State mortgage recording taxes.

Approximately \$15,030,000 civic facility revenue bond transaction for the benefit of Village Center for Care, a not-for-profit service organization serving the elderly, persons living with AIDS, and individuals in need of medical and rehabilitation services, in connection with the construction, renovation, furnishing, and equipping of an approximately 64,260 square foot building located on an approximately 11,253 square foot parcel of land at 214 West Houston Street, New York, New York for use by Village Nursing and Rehabilitation Center, an approximately 105-bed residential care facility which will provide short-term sub-acute restorative care and geriatric long-term care. The financial assistance proposed to be conferred by the Agency will consist of such bond financing and exemption from City and State mortgage recording taxes.

Pursuant to Section 859a of the General Municipal Law of the State of New York

and Internal Revenue Code Section 147(f), the Agency will hold a hearing on the proposed financings and transactions set forth above at the office of the New York City Economic Development Corporation (“NYCEDC”), 110 William Street, 4th Floor, New York, New York commencing at 10:00 A.M. on **Thursday, October 4, 2007**. Interested members of the public are invited to attend. The Agency will present information at such hearing on the proposed financings and transactions set forth above. Pursuant to subdivision 3 of the above-referenced Section 859a, the Agency will, in addition, provide an opportunity for the public to review at such hearing the project application and the cost-benefit analysis for each of the proposed financings and transactions. For those members of the public desiring to review project applications and cost benefit analyses before the date of the hearing, copies of these materials will be made available, starting on or about noon on the Friday preceding the hearing. Persons desiring to obtain copies of these materials may visit the website of the New York City Economic Development Corporation at nycedc.com or may call (212) 312-3543. Persons desiring to make a brief statement regarding the proposed financings and transactions should give prior notice to the Agency at the address or phone number shown below. Written comments may be submitted to the Agency to the attention of Mr. David Shelley at the address shown below. Please be advised that certain of the aforementioned proposed financings and transactions may possibly be removed from the hearing agenda prior to the hearing date. Information regarding such removals will be available by contacting dshelley@nycedc.com on or about noon on the Friday preceding the hearing.

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