

**MINUTES  
TOWN OF ISLIP  
COMMUNITY DEVELOPMENT AGENCY  
BOARD OF DIRECTORS MEETING  
MARCH 12, 2015  
6:00 P.M.**

The meeting was opened at 6:09 p.m. by Senior Board Member Renee Ortiz. Other members Present for the Board of Directors were Ramon V. Colon, Steven Raccuglia, and Manuel Troche. Present for the CDA were Executive Director Alison Karppi, Assistant Director Salvatore Matera, and General Counsel Robert T. Fuchs.

1. **MINUTES OF MEETING** – On a motion of Steven Raccuglia, seconded by Manuel Troche, the minutes of the Board of Directors meeting held February 12, 2015 were approved by all without change.
2. **MINUTES OF ANNUAL PUBLIC HEARING** – On a motion of Ramon V. Colon, seconded by Manuel Troche, the minutes of the Annual Public Hearing held on February 26, 2015 were approved by all without change.
3. **AUTHORIZATION TO ENTER INTO A NEW HOME Non-CHDO AGREEMENT WITH UNITED WAY of LONG ISLAND AND IN CONJUNCTION WITH THEIR YOUTHBUILD LONG ISLAND PROGRAM** – On a motion of Ramon V. Colon, seconded by Steven Raccuglia, and approved by all, authorization was granted for the Executive Director to enter into a new HOME Non-CHDO Agreement and Match Agreement for the cost of construction of an energy efficient affordable home on CDA owned land located at 27 Booth Street, Central Islip in an amount not to exceed \$200,000.00. Youthbuild is an on-the-job career training program for at-risk youths that provides extensive construction experience in the green eco-industries field.
4. **AUTHORIZATION TO SELL PROPERTY - RENT WITH OPTION TO BUY PROGRAM** – On a motion of Steven Raccuglia, seconded by Manuel Troche, and approved by all, authorization was granted for the Executive Director to enter into contract with the following first-time home buyers in the Rent with Option to Buy Program:

<u>Name</u>	<u>Address</u>	<u>Tax Map #</u>	<u>Sales Price</u>	<u>Mortgage Terms</u>
Ricardo Fukuda Rocio Fukuda	13 Willow Street Central Islip	0500-142-02-53	\$195,000	1 <sup>st</sup> 4%, 30 years 2 <sup>nd</sup> 0% Forgiven after 10 years
Erica Roundtree	7 Birch Street Central Islip	0500-121-03-37	\$195,000	1 <sup>st</sup> 4%, 30 years 2 <sup>nd</sup> 0% Deferred 3 <sup>rd</sup> 0% Forgiven after 10 years
Ronald Jimenez	11 Cypress Street Central Islip	0500-142-02-06	\$195,000	1 <sup>st</sup> 4%, 30 years 2 <sup>nd</sup> 0% Deferred 3 <sup>rd</sup> 0% Forgiven after 10 years

Discussion:

The Executive Director briefed the Board on the following:

1. Expecting receipt of many Public Service applications based upon attendance of public hearing held on February 26, 2015.
2. All HOPWA sub-recipients were sent letters to inform them of program regulations.
3. Board Members were instructed to submit their financial disclosure forms to the Board of Ethics by May 1, 2015.
4. Draft of Five Year Consolidated Plan and Analysis of Impediments will be available for review and comment on March 31, 2015

Renee Ortiz requested contact information for Non-Section 8 – Senior Rental Housing. The Executive Director recommended contacting the Long Island Housing Partnership.

Next CDA Board of Directors Meeting will be held on April 9, 2015 at 6:00pm

There being no further business to come before the Board, on a motion by Steven Raccuglia, seconded by Ramon Colon, and approved by all, the meeting was adjourned at 6:20 p.m.

Respectfully submitted,

Salvatore Matera  
Assistant Director

S  
E  
A  
L