

**MINUTES  
TOWN OF ISLIP  
COMMUNITY DEVELOPMENT AGENCY  
BOARD OF DIRECTORS MEETING  
June 13, 2013  
5:30 P.M.**

The meeting was opened at 5:35 p.m. by Chairperson Debra Cavanagh. Present for the Board of Directors were Ramon V. Colon, Renee Ortiz, Manuel Troche, and Steven Raccuglia (who came in after the minutes were voted on). Present for the CDA were Executive Director Paul Fink, Assistant Director Salvatore Matera, General Counsel Robert T. Fuchs, and Director of Administrative Services Julia MacGibbon.

1. **MINUTES OF MEETING** – On a motion of Renee Ortiz, seconded by Manuel Troche and approved by all, the of the minutes of the Board of Directors meeting held May 9, 2013 were approved without change.

Discussion:

1. **Central Islip Civic Council as Property Manager** - There was a long discussion regarding the Civic Council and their role as Property Manager for the 8 CDA owned rental units, the 28 IHDFC owned units and the 6 units at 911 Lowell Avenue. The Chairperson, being a homeowner within the College Woods area, voiced her concerns regarding the lawn maintenance and overall management of the units. It was suggested that Debra Cavanaugh and Ramon Colon, as well as CDA management meet with the Civic Council to go over all areas of concern, establish a time frame in which the concerns should be rectified, and reevaluate at that time. In addition, concerns were brought up about code violations and criminal activity in the area. Steven Raccuglia suggested that we should work with the local precinct to find out about area arrest reports and try to target the hot spots in the area.
2. **YES/Brentwood Youth Development** – The Executive Director explained that the CDA has been leasing 13A McWhorter Street to the Brentwood Youth Development Corp. for over 20 years, but that as of January 2013 Brentwood YDC had lost most of their funding and could no longer afford to lease the building. YDC is now planning a merger with Youth Enrichment Services, Inc. He explained the types of services both organizations offer, and that the CDA has funded YES under our Public Services Grant Program for many years. MaryAnn Pfeiffer, Executive Director of YES approached the CDA to see if we would transfer title of the property to YES. The ED suggested that a sale be considered to YES at well below market value, providing that YES can provide proof of approximately \$60,000 in funding for the needed improvements. The Board directed the Executive Director to proceed with the negotiations and put forth a resolution at a future Board of Directors meeting.

3. **Emergency Solutions Grant** – The Executive Director explained to Board that Islip is no longer eligible for ESG grant funding due to newly released federal data, and that we consequently had to prepare a new budget and modify the Annual Plan for 2013.
4. **Foreclosures** – The Executive Director explained that the lis pendens and foreclosures trends have remained the same from last month. They are still both increasing.
5. Next meeting July 11<sup>th</sup> at 5:30 p.m.

There being no further business to come before the Board, on motion of Manuel Troche, seconded by Steven Raccuglia, and approved by all the meeting was adjourned at 6:35 p.m.

Respectfully submitted,

Julia E. MacGibbon  
Assistant Secretary

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