

MEETING DATE: 07/31/2023
RESOLUTION #: 07/10/2023

**RESOLUTION OF THE CORPORATION AUTHORIZING EXECUTION
OF A LETTER OF INTENT WITH LEGACY REAL ESTATE
DEVELOPMENT LLC FOR THE PURCHASE AND SALE OF 193
BEEKMAN AVENUE**

A regular meeting of the Sleepy Hollow Local Development Corporation (the “Corporation”) was convened in public session on July 31, 2023 at 5:00 p.m., local time.

The following resolution was duly offered and seconded, to wit:

WHEREAS, the Corporation is undertaking a certain project (the “Project”) involving the phased development of Sleepy Hollow Commons as a municipal facility, public open space and recreational complex to be leased to the Village of Sleepy Hollow; and

WHEREAS, the Corporation owns certain parcels of real estate and improvements located thereon, located at 193 Beekman Avenue, Sleepy Hollow, New York, along with the adjacent property containing the now-demolished viaduct infrastructure (collectively, the “Property”, being more particularly described as TMID No. 115.11-1-84 and 115.11-1-85) in furtherance of the purposes and powers of the Corporation; and

WHEREAS, the Corporation has determined that the Property may not be needed for Corporation purposes and the sale of the Property may be in the best interests of the Corporation; and

WHEREAS, Legacy Real Estate Development LLC and/or its successors and/or assigns (“Buyer”) has submitted a non-binding letter of intent (the “LOI”) to the Corporation for the Property; and

WHEREAS, the Corporation desires to enter into the non-binding LOI with the Buyer for the purchase and sale of all or a portion the Property and for the transfer of the Corporation’s interest in 193 Beekman LLC to the Buyer, in furtherance of the future redevelopment of the Property into a mixed-use commercial and residential facility; and

NOW, THEREFORE, BE IT RESOLVED, by the Directors of the Corporation as follows:

Section 1. The Corporation finds that the Property is not needed for Corporation purposes and the sale and redevelopment of the Property is in the best interest of the Corporation.

Section 2. The officers, attorneys, employees and agents of the Corporation are hereby authorized and directed for and in the name and on behalf of the Corporation to execute and deliver the non-binding LOI and take all such action on behalf of the Agency as may be deemed necessary, appropriate or advisable to carry out the intent or purposes of the foregoing resolutions.

Section 3. The execution, delivery and performance of the non-binding LOI by the officers, attorneys, employees and agents of the Corporation are hereby authorized and directed for and in the name and on behalf of the Corporation to do all acts and things required and to execute and deliver all such certificates, instruments and documents, to pay all such fees, charges and expenses and to do all such further acts and things as may be necessary or, in the opinion of the officer, employee or agent acting, desirable and proper to effect the purposes of the foregoing resolutions and to cause compliance by the Corporation with all of the terms, covenants and provisions of the documents executed for and on behalf of the Corporation.

Section 4. This resolution shall take effect immediately.

On motion duly made by Director Connell and seconded by Director Baffico, the forgoing resolution was placed before the Board of Directors of the Corporation and voted:

	Aye	Nay	Abstain	Absent
Michael Dawley	X			
Teresa Oeste-Villavieja				X
Anthony Scarpati				X
Lauren Connell	X			
Paul Baffico	X			
Martin Rutyna	X			

Motion carried 4-0.

CERTIFICATION

STATE OF NEW YORK)
COUNTY OF WESTCHESTER) ss.:

I, the undersigned, Assistant Secretary of Sleepy Hollow Local Development Corporation (“Corporation”) DO HEREBY CERTIFY:

That I have compared the annexed extract of minutes of the meeting of the Corporation, including the resolution contained therein, held __ __, 2023, with the original thereof on file in my office, and that the same is a true and correct copy of the proceedings of the Corporation and of such resolution set forth therein and of the whole of said original insofar as the same related to the subject matters therein referred to.

I FURTHER CERTIFY, that all members of said Corporation had due notice of said meeting, that the meeting was in all respects duly held and that, pursuant to Article 7 of the Public Officers Law (Open Meetings Law), said meeting was open to the general public, and that public notice of the time and place of said meeting was duly given in accordance with such Article 7.

I FURTHER CERTIFY, that there was a quorum of the members of the Corporation present throughout said meeting.

I FURTHER CERTIFY, that as of the date hereof, the attached resolution is in full force and effect and has not been amended, repealed or modified.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said Corporation this __ day of ____ 2023.

Michael Curti
Assistant Secretary

[SEAL]