

## NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that a public hearing pursuant to Section 147(f) of the Internal Revenue Code, will be held by the Southold Local Development Corporation ("Southold LDC") on the 3rd day of February, 2017, at 10:30 a.m. local time, in the Second Floor Conference Room at the Southold Town Hall Annex, 54375 Route 25, Southold, New York 11971. The public hearing will concern Southold LDC's proposed issuance of bonds for a Project more fully described below.

The Eastern Long Island Hospital Association (the "Applicant") has requested that Southold LDC provide financial assistance as part of a plan of financing for a project comprising the following assistance for the Eastern Long Island Hospital: (1) currently refunding the outstanding principal balance of Civic Facility Revenue Bonds, Series 2007 (The Eastern Long Island Hospital Association Civic Facility) issued by the Suffolk County Industrial Development Agency (the "2007 Bonds"), the proceeds of which 2007 Bonds were used to (a) finance expansions of and improvements to the Applicant's hospital campus (the "Hospital"), including (i) the expansion of the Psychiatric Unit from 18 to 23 beds, (ii) the construction of an approximately 800-square-foot modular building attached to the imaging department, (iii) the renovation of the Emergency Department entrance, (iv) the expansion of the main parking lot for additional five spaces and the creation of an additional 20 parking spaces including the resurfacing and relining of all parking areas, (v) the expansion and renovation of an on-site storage building and the erection of an approximately 360-square-foot storage building adjacent thereto, (vi) the expansion of the Ambulatory Surgery waiting, intake/assessment and patient charging areas, (vii) certain physical plant improvements, including the upgrading of fire safety features in much of the interior, replacement of three walk-in freezers in dietary, replacement of an emergency generator for the dietary department, replacement of two in-ground 10,000-gallon oil tanks with above-ground storage, renovation of the dietary department and replacement of several roof coverings, (viii) the expansion of the Hospital lobby, including the construction of a glass and steel structure with a small atrium in front of the Hospital, a conference room, public bathrooms, reception and waiting space, (ix) renovation, expansion and reconfiguration of the Medical Records, Patient Accounting, Nursing Administration, Quality Services and Laboratory departments and the Medical Staff Services/Physician Lounge, (x) refurbishing of the existing Quannacut Rehabilitation Unit, including new furniture, upgraded aesthetics and support areas, (xi) improvements to the Hospital grounds, including plantings, walkways and decks, and (xii) improvement to the Operating Room suite, including lighting, communications and information systems, all of the foregoing used in the operation of the 80-bed Hospital's inpatient, outpatient and emergency services; (b) fund a debt service

reserve fund for the 2007 Bonds, (c) pay certain costs of issuance of the 2007 Bonds, and (d) to advance refund the Suffolk County Industrial Development Agency's outstanding Civic Facility Revenue Bonds, Series 2002A (The Eastern Long Island Hospital Association Civic Facility) (the "2002 Bonds"), the proceeds of which 2002 Bonds were used to (i) finance the renovation, improvement and equipping of the Hospital, (ii) refinance certain debt obligations of the Applicant, the proceeds of which financed the costs of improvements and additions to and equipment for the Hospital, (iii) fund a debt service reserve fund for the 2002 Bonds, and (iv) pay certain costs of issuance of the 2002 Bonds; **(2)** making renovations and improvements to and purchasing equipment for the Hospital's Operating Suite, X-Ray Suite and main lobby and physical plant infrastructure in the estimated amount of \$5,000,000; **(3)** paying certain costs of issuance of the bonds; and **(4)** funding reserves, if any, required by the bond documents. All of the foregoing are collectively referred to as the "Project".

The Project is located in the Town of Southold at 201 Manor Place, Greenport, New York 11944. The Project will be owned by the Applicant and will be leased to The State University of New York, acting through its Stony Brook University Hospital.

Southold LDC is being requested to issue bonds in an amount not to exceed \$21,000,000 for purposes of paying costs of the Project, paying certain costs of issuance of the bonds and funding reserves required by the bond documents. The bonds will be special obligations of Southold LDC payable solely out of amounts payable to Southold LDC under a loan agreement between the Applicant and Southold LDC and pledged by Southold LDC to secure payment of the bonds, together with such additional security as may be made available by the Applicant. The bonds shall not be a debt of the State of New York or any political subdivision thereof, including the Town of Southold, and neither the State of New York nor any political subdivision thereof (other than Southold LDC), including the Town of Southold, shall be liable thereon.

Copies of the Applicant's application for financial assistance will be available for review by interested persons from the date of publication of this notice to the date of the public hearing on the Project at the offices of Southold LDC, located at Southold Town Hall, 53095 Route 25 (Main Road) PO Box 1179, Southold, New York 11971, by appointment during normal business hours, or copies may be obtained during such period by request at [bruce@fergusondev.com](mailto:bruce@fergusondev.com).

Southold LDC will at the above-stated time and place hear all persons with views in favor of or opposed to the proposed issuance of bonds described herein. A representative of Southold LDC will at the above-stated time and place hear oral comments and accept written comments from all persons with views in favor of or opposed to the granting of any of the foregoing financial assistance or

the location or nature of the Project.

Approval of the issuance of the bonds for the Project by the Town Supervisor is necessary in order for the interest on the bonds to be excluded from gross income for federal income tax purposes.

Dated: January 19, 2017

SOUTHOLD LOCAL DEVELOPMENT CORPORATION