



**INDUSTRIAL DEVELOPMENT AGENCY  
REGULAR MEETING  
TUESDAY, FEBRUARY 24, 2026, 11:00 A.M.**

**254 S. MAIN ST., SUITE 410, NEW CITY, NY 10956**

**LIVE STREAM: [https://www.youtube.com/channel/UCxB9rFToOYHVNs\\_Rb61uzw](https://www.youtube.com/channel/UCxB9rFToOYHVNs_Rb61uzw)**

**Members Present:** Tim Riley, Raj Amar, Peg Zugibe

**Staff:** Steven Porath, Executive Director; Heidi Vandiver, Director of Operations; Sara McTasney, Business Relations Manager; Siddhantika Thorat, Business Analyst

**IDA Counsels:** Dan Birmingham, Esq.; Lino Sciarretta, Esq.

**Guests:** None

Noting that sufficient advance public notice had been given and there being a quorum present, the regular meeting of the Rockland County Industrial Development Agency was called to order at 11:05 a.m. by Chair T. Riley.

**Roll Call:**

Present: Tim Riley, Raj Amar, Peg Zugibe

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**Call to Order**

T. Riley

**Action Items**

- *Authorizing Resolution – Professional Disposables International*
  - S. Porath introduced the matter, which involves the applicant's expansion to an additional facility in the County.
  - He noted that a public hearing had been held and there was no public comment.
  - *Following discussion, a motion to approve the resolution was made by T. Riley, seconded by P. Zugibe. Motion passed. All in favor, 3-0.*

- *Resolution: Manhattan Beer*
  - S. Porath introduced the matter, which involves the extension of sales tax exemption period previously provided to the applicant. He noted that no additional benefits are requested. He further explained that the company was requesting the extension due to unanticipated delays in equipment delivery and other construction matters.
  - *Following discussion, a motion to approve the resolution was made by T. Riley, seconded by R. Amar. Motion passed. All in favor, 3-0.*
  
- *Resolution: 59 Owner LLC*
  - S. Porath introduced the matter, which involves the applicant's request to extend the existing sales tax exemption period previously provided to the applicant, as well as amend the project agreements to reflect ownership solely as 25 Route 59 LLC. He noted that no additional incentives have been requested.
  - *Following discussion, a motion to approve the resolution was made by T. Riley, seconded by P. Zugibe. Motion passed. All in favor, 3-0.*
  
- *Resolution: Databank*
  - S. Porath introduced the matter, which involves the applicant's request to extend the existing sales tax exemption period previously provided to the applicant. He noted that the company indicated the extension is necessary due to unanticipated delays in equipment delivery and construction.
  - *Following discussion, a motion to approve the resolution was made by T. Riley, seconded by P. Zugibe. Motion passed. All in favor, 3-0.*

### **New Business**

- Staff member S. McTasney provided an overview of the past months' labor compliance activities, as well as an overview showing compliance reports for the first six months of 2025 as compared to the last six months of 2025.

### **Old Business**

- H. Vandiver noted that the partnership agreement between the Agency and Bridges is complete and requires only signatures of the Agency and Bridges to go into effect.

### **Treasurer's Report**

- The January 2026 financial report was reviewed and approved by the board.

Minutes of the meeting were read by S. Porath and approved by members.

There being no other business, the meeting was adjourned.