

Village of Lindenhurst NY Forward

Local Planning Committee Meeting #5
October 24, 2023



NY Forward



WELCOME!

Lindenhurst NYF LPC Meeting Ground Rules

LPC Meetings are meant to be working sessions of the LPC.

- These meetings are open to the public but are not intended as interactive public workshops.
- The public is welcome to observe, and there will be an opportunity for public comments.

How to get involved:

- Visit the Lindenhurst NYF website to send comments: www.LindenhurstNYF.com
- Take the survey open until **November 3, 2023**: <https://tinyurl.com/LindenhurstNYFSurvey>

Agenda

- 01.** Welcome, Project Status, and Timeline
- 02.** Community Engagement Update
- 03.** Project Evaluation Criteria Recap
- 04.** Updates on Potential NYF Projects
- 05.** Next Steps & Public Comment

Local Planning Committee

RJ Renna (Co-Chair), Deputy Mayor

Jim Morgo (Co-Chair), Long Island REDC

Sharon Badri-Persaud, Lindenhurst Community
Cares Coalition

Joann Boettcher, President, Lindenhurst Chamber
of Commerce

Sammy Chu, CEO, Edgewise Energy

Matt Gaudio, Owner, The Holy Black

Jason Kontakis, President, Lindenhurst BID

Robert Sweeney, Lindenhurst EDC

Pat Corcoran, Knights of Columbus

Marian Conway, Exec. Director, NYCB Foundation

Franklin Cruz, President, Direct Environmental Corp.

Liz Mirarchi, Exec. Director, Babylon Citizens Council
on the Arts (BACCA)

Lisa Kropp, Director, Lindenhurst Memorial Library

Alice Cromarty, Co-President, Kiwanis Club of
Lindenhurst

Sara Pesserillo, Owner, Hermanas Restaurant

New York State and Consultants

New York State

- Kevin Garrett, Department of State (DOS)
- Rachel Bruce, (DOS)
- Cara Longworth, Empire State Development (ESD)
- Jenna DiMarco, ESD
- Denise Zani, ESD

BFJ Planning

- Susan Favate, Principal
- Mark Freker, Associate
- Suzanne Goldberg, Planner

LPC Member Recusal



Each Local Planning Committee Member is reminded of their obligation to disclose potential conflicts of interest with respect to projects that may be discussed at today's meeting. If you have a potential conflict of interest regarding a project you believe will be discussed during the meeting, please disclose it now and recuse yourself from any discussion or vote on that project. For example, you may state that you, or a family member, have a financial interest in the project, or you are on the board of the organization proposing the project. Do any members need to make a disclosure? (Pause for potential disclosure) – Thank you!

Please inform the LPC co-chairs during the meeting if the need to disclose a conflict arises unexpectedly, and then recuse yourself from discussion or voting on the project.

NYF Timeline

Lindenhurst NY Forward Process

Key Steps	May	June	July	August	September	October	November	December
Local Planning Committee (LPC) Coordination	5/30	6/27		8/8	9/12	10/24		
Community Engagement		Pop-Up Event 6/25	Open Call "Office Hours" 7/6	Public Workshop 7/18	Stakeholder Engagement	Public Survey	Public Workshop 10/10	
Downtown Profile and Assessment	—————							
Community Vision, Goals, and Revitalization Strategies	—————							
Project Development		Open Call for Projects						
Strategic Investment Plan Compilation				—————				

-  LPC Meetings
-  Community Engagement Events

02

Community Engagement Update

Public Workshop #2

October 10, 2023 | 7-9pm
Lindenhurst Middle School Gymnasium

Approximately 50 people from the public attended.

First portion of the workshop:

Overview of the NYF program, preliminary identified goals, and proposed projects.

Second portion of the workshop:

Interactive stations for attendees to give feedback on proposed public and private projects.



Public Workshop #2

Feedback on preliminary public projects

- Key takeaway from the interactive exercise was the general enthusiasm on the idea of increased pedestrian safety.
- Comments were generally supportive of the expansion of Village Square, with concerns expressed regarding the noise from LIRR and a proposed café's competition with existing local businesses.

Common themes on proposed private projects

- Attendees were mostly supportive of the private and non-profit projects, especially those that included public art and beautification.

Public Survey

Open Until November 3, 2023

- 1,171 responses as of October 23, 2023
- ~85% of respondents are homeowners, ~9% are renters, ~5% are business owners, and ~4% live outside of Lindenhurst.

Initial takeaways from public survey

- General support for most projects, especially those related to community amenities, infrastructure, and public space.
- Desire for aesthetic improvements through public art and small business enhancements.

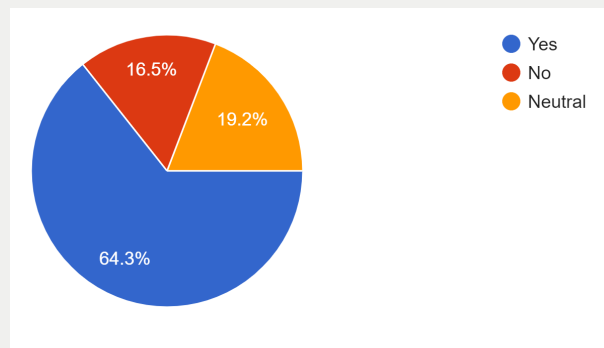
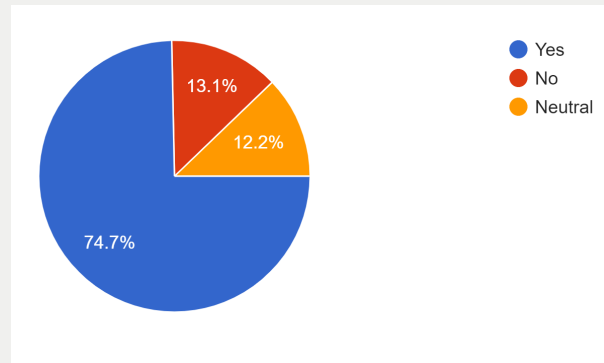
Public Survey Summary

Expand and Enhance Village Square

- Potential to be a positive addition to the community that can revitalize the town center.
- Concerns related to potential traffic congestion and parking availability.

Improve Streetscapes and the Pedestrian Environment - Hoffman & Wellwood Aves.

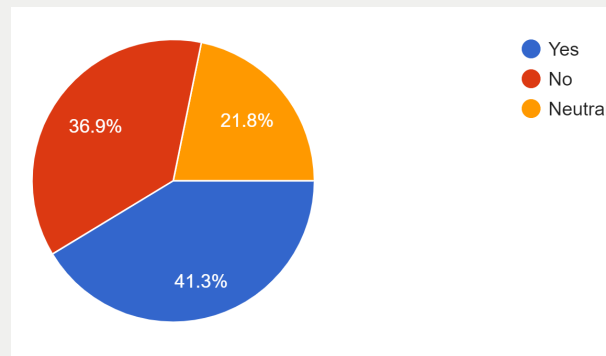
- Safety concerns expressed regarding crosswalks, pedestrian safety, and speeding traffic.
- Respondents mention the need for traffic lights at specific intersections.
- Support for enhancing the area under the LIRR.



Public Survey Summary

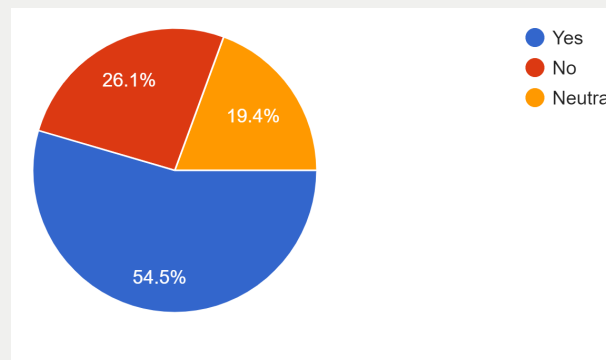
Revitalize Irmisch Historical Park

- Some comments express support for revitalizing the historical park and preserving history and culture.
- Many comments emphasize the need for improvements in traffic safety in the area.
- Support for additional amenities in the area, such as a playground, a dog park, and a community garden.



Create the Lindenhurst Greenway/Walking Trail

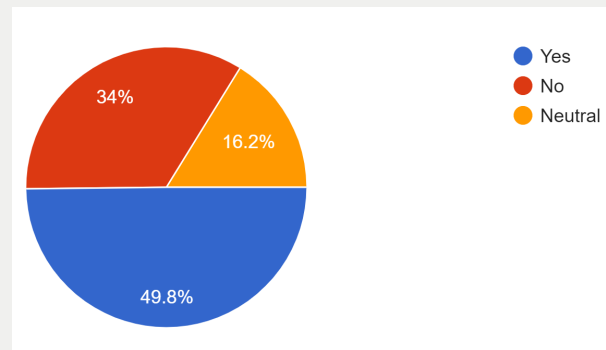
- Comments express support for the improvement of parks, community spaces, and recreational areas.
- Some respondents suggest specific amenities like lighting, bike paths, and parking.



Public Survey Summary

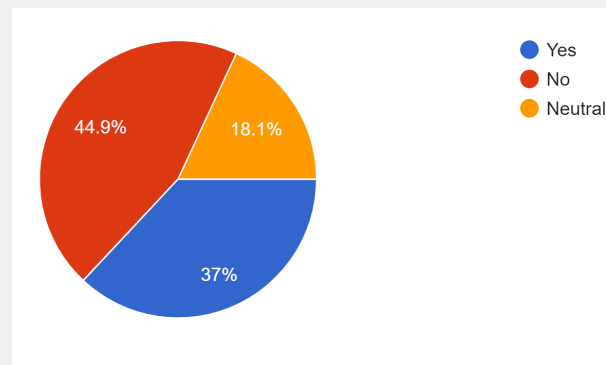
Upgrade Facades at 197-201 S Wellwood Ave

- Support the idea of more cohesive facades, believing that it would improve the overall appearance and attractiveness of the village.
- Individuals also emphasize the importance of preserving the historic charm and unique character of specific businesses, such as Patsy's bakery.



Upgrade Façade - 101-109 N Wellwood

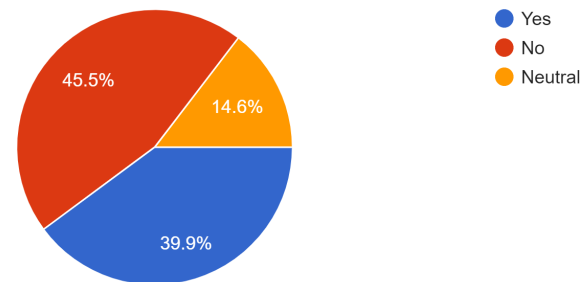
- Support for increasing the cohesiveness of building facades.
- Some questions about the necessity of the proposed updates, given the current condition of the building.



Public Survey Summary

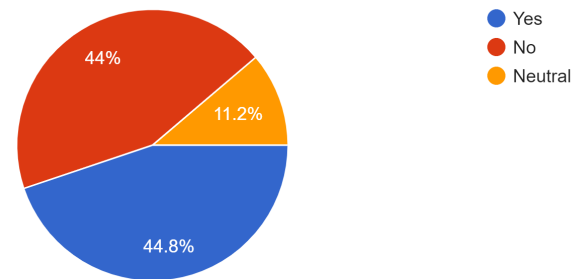
Enhance Belfast Gastro Pub - 101-105 N Wellwood Ave

- Some support for increasing the attractiveness of a building located centrally in the downtown area.
- Questions raised about this project's broader impact on revitalization of the downtown area.



Develop Mixed-Use Residential and Commercial Building - 50 E Hoffman Ave

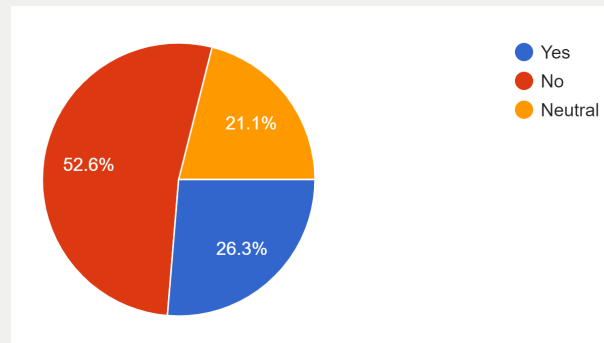
- While there is a general consensus on the need for a change in the area, there are mixed opinions on the proposed redevelopment and addition of apartments.
- Many residents express a strong desire for a grocery store in the area, preferably a well-known chain.
- Concerns expressed about the construction of more apartments and its impact.



Public Survey Summary

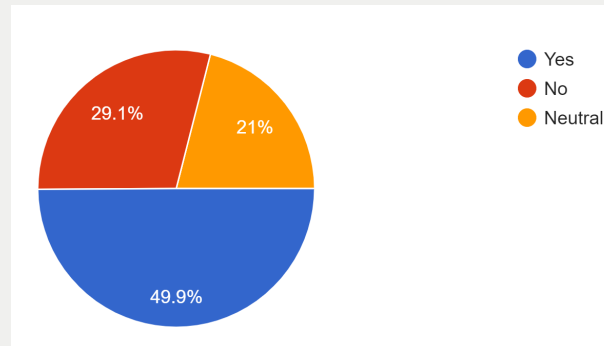
Expand Second Floor Office Space at 175 S Wellwood Ave

- Some believe that this project can benefit the community by promoting business growth and supporting local commerce.
- Others express concern regarding its ability to revitalize the broader downtown area.



Renovate and Expand Babylon Citizens Council on the Arts (BACCA)

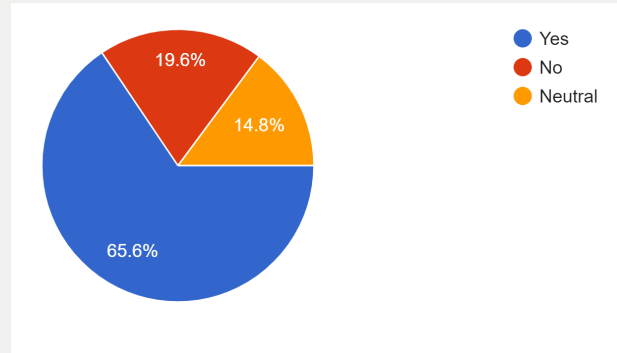
- Many respondents emphasize the value in investing in an organization that offers cultural programs and entertainment.
- Support for investing in the BACCA center, viewing it as a valuable asset to the community.



Public Survey Summary

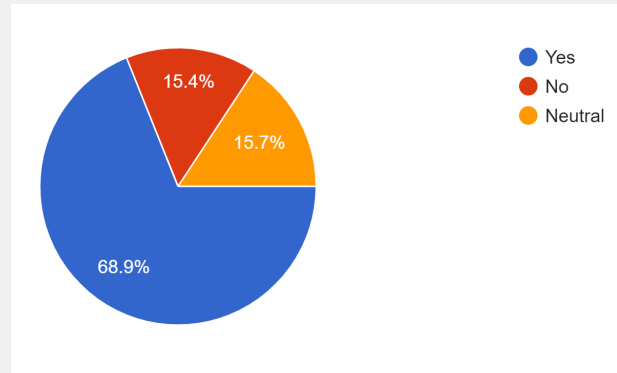
Create a Public Arts Project Fund

- Many comments express support for the idea, emphasizing that public art can enhance the community, create a more aesthetically pleasing environment, and attract people to local businesses.



Small Project Fund

- Support the idea of helping small businesses thrive and its ability to enhance the entire downtown area.



04

Updates on Potential NYF Projects

Project Evaluation Criteria

1. **Does this project meet the State and Local NYF Goals?**
2. **Does the project have the potential to create a catalytic effect?**
3. **Is the project ready to be implemented?**
4. **Is the project cost effective?**
5. **Does the project have co-benefits?**

Project Evaluation Criteria

① Alignment with State and Local Goals: NYF State Goals

- Active downtown with a strong sense of place
- Attract new businesses
- Enhance public spaces for arts and cultural events
- Build a diverse population supported by diverse housing and employment opportunities
- Grow the local property tax base
- Enhance downtown living and quality of life
- Support resiliency

② Catalytic Effect

The project is likely to have a significant positive impact on the revitalization of the downtown by attracting other public and private investment.

③ Project Readiness

The project should be well-developed and ready to proceed in the near-term.

④ Eligible Project Type

The project must be one of the eligible project types.

⑤ Cost Effectiveness

Investment of NYF funds in the project would represent an effective and efficient use of public resources.

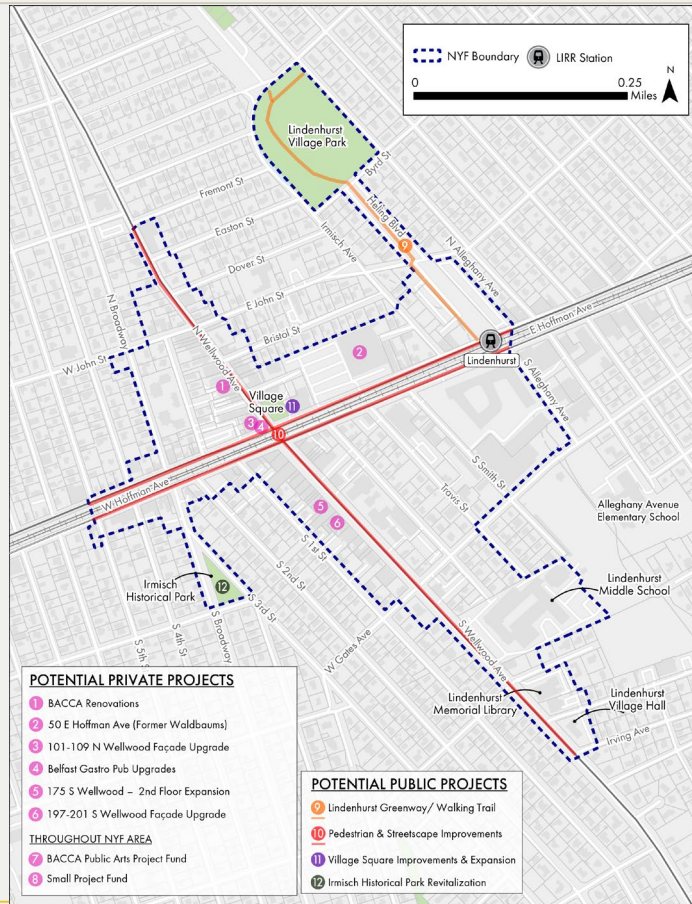
⑥ Co-Benefits

The project will result in secondary benefits to the community.

Matching Fund Requirements

- The LPC has decided to require a minimum “match” from project sponsors for private projects of 33%.
 - For all private projects, NYF funding must be no more than 67% of the total cost per project.
- Matching requirement for non-profits?
- For the Small Project Fund, NYF funding must be no more than 50% of the total cost per project.
 - Small project fund is generally for projects up to \$100,000.

Lindenhurst NYF Proposed Projects



Downtown Goal #1

Enhance Downtown Lindenhurst's connection to the rest of the Village and to the region, while creating a safe, comfortable walking and biking environment.

Create the Lindenhurst Greenway/Walking Trail

Description

Create a Greenway/Walking Trail to better connect Village Park to the LIRR Station. Improve pedestrian infrastructure & expand walkways through the Heling Blvd. median & the commuter parking lot along the creek.

- Route includes existing Village Park pathway. This portion could be enhanced with new lighting and landscaping.
- Create a meandering path in the Heling Blvd median, including benches, waste receptacles, landscaping.
- Connect Heling Blvd median with crosswalks to the north and south; add 53 striped parking spaces along median.
- Create walkway through western municipal commuter parking lot; Connect to existing sidewalk.
- Restore plaza at north side of E Hoffman Ave, east of Heling Creek: Remove overgrown vegetation, add benches.

Discussion Topics

- Widen the median on Heling Blvd. to maximize recreational space?
- Add parallel parking on the perimeter of the Heling Blvd. median?
- Provide an opportunity for programming, i.e., winter walk in holiday season.
- Potential benefits to increase north/south connectivity, act as a neighborhood amenity, provide space for walkers/joggers, increase safety for children walking from school, and act as a gateway from the LIRR station.

Create the *Lindenhurst Greenway/Walking Trail*



Create the Lindenhurst Greenway/Walking Trail

Goal 1: Connectivity & Bike/Ped Environment

Location

Newark Street to Hoffman Avenue

Sponsor

Village of Lindenhurst

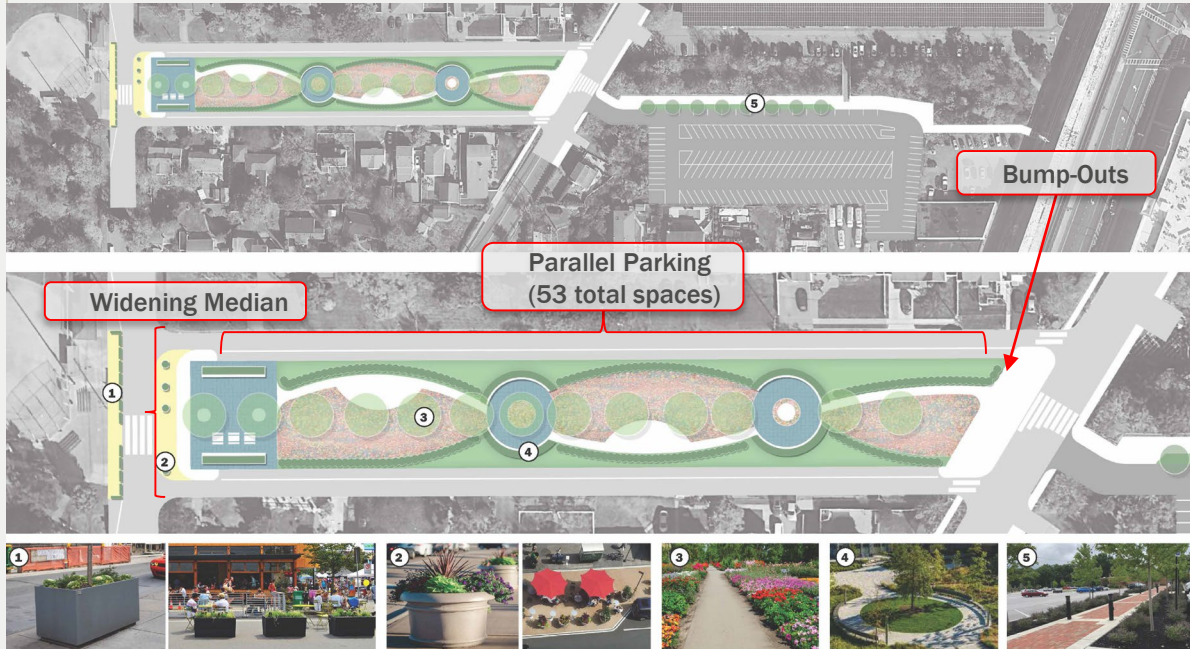
Funding / Cost

NYF Funding	\$400,000+
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Other Funding	N/A
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% NYF Funding	100%
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Total Cost	\$400,000+
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Heling Blvd Median Concept

Improve Streetscapes and the Pedestrian Environment - Hoffman & Wellwood Aves

Description

Complete streetscape enhancements along Hoffman and Wellwood to improve pedestrian safety, connectivity, and the overall aesthetics.

Potential improvements include:

- New traffic signal or flashing pedestrian beacon at W. Hoffman/S. Broadway, with enhanced crosswalks. **(If determined warranted by Suffolk County)**
- Work with MTA to beautify/activate plaza areas at Hoffman/Wellwood intersection and at the LIRR station (i.e. benches, waste receptacles, bike racks, planters, wayfinding signage, public art).
- Improve crosswalk at Hoffman Ave – Travis St.
- **Recommend future study of a new midblock High Intensity Activated Crosswalk (HAWK) for LIRR Station to areas south of Hoffman.**

Goal 1: Connectivity & Bike/Ped Environment

Location

Hoffman Ave & Wellwood Ave

Sponsor

Village of Lindenhurst

Funding / Cost

NYF Funding	\$765,000
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Other Funding	\$85,000
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% NYF Funding	90%
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Total Cost	\$850,000
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Improve Streetscapes and the Pedestrian Environment - Hoffman & Wellwood Aves

Description (Continued)

- Replace missing street trees along Hoffman Ave.
- Rehabilitate sidewalk brickwork on North Wellwood; Replace trees and install new tree grates.
- Add wayfinding signage on both corridors.
- Improve walkway to parking behind Firehouse (lighting, potential for public art).
- Upgrade benches, waste receptacles, and planters as needed.
- **Recommend future study connectivity & circulation of Village parking lots behind Belfast.**



Downtown Goal #2

Cultivate a supportive environment for local businesses and beautify the Downtown area as an attractive place to visit and explore.

Expand and Enhance Village Square

Description

Expand and redesign Village Square to bolster the quality of public space available in Downtown Lindenhurst.

- Acquire and demolish courthouse building to expand park area by ~4,750 sf. Acquisition of site would be supported by other funding.
 - Expansion would significantly improve programming and activity opportunities.
- Construct stage area, restrooms, concession stands.
- Replace/upgrade benches, waste receptacles, planters.
- Reinforce and upgrade the pedestrianized area of East Hoffman to further maximize public space.
- Design scenarios: Constrained versus unconstrained.

Goal 2: Supportive Business Environment

Location

Village Square

Sponsor

Village of Lindenhurst

Funding / Cost

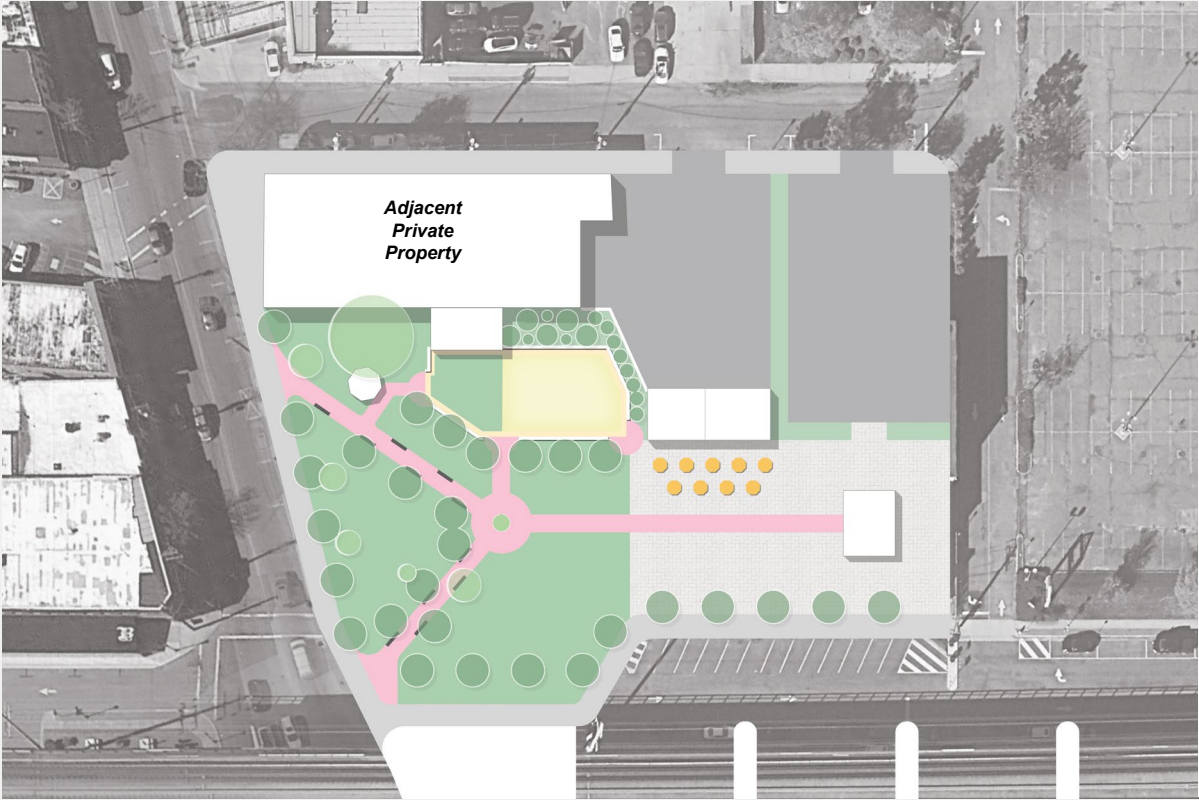
NYF Funding	\$2,000,000
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Other Funding	\$4,000,000
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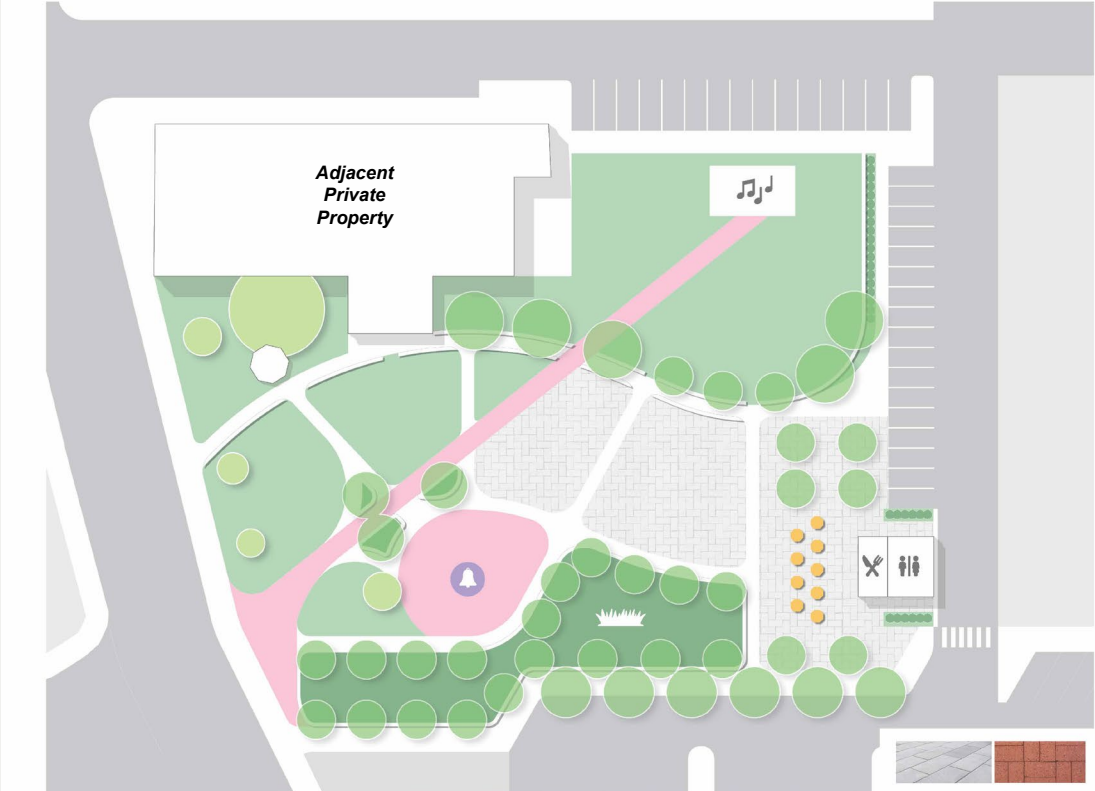
% NYF Funding	33%
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Total Cost	\$6,000,000
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Expand and Enhance Village Square: Constrained Option



Expand and Enhance Village Square: Unconstrained Option



101-109 N Wellwood - Façade Upgrade

Description

- Resurface the building exterior along Wellwood and Hoffman Ave. with brick (street-facing) and stucco mix (back of building).
- Storefront enhancement to 109 N. Wellwood unit.
- Replace 27 windows on upper floor with double hung black trim windows.
- Add cornice molding along top of building; architectural medallions will be added between every other window.



Existing Façade Conditions

Goal 2: Supportive Business Environment

Location

101-109 N Wellwood Ave

Sponsor

United Business Inc.

A. M. LaBianca

Funding / Cost

NYF Funding **\$322,084**

Other Funding **\$158,639**

% NYF Funding **67%**

Total Cost **\$480,723**

101-109 N Wellwood - Façade Upgrade



SOUTH ELEVATION
VIEW FROM WEST HOFFMAN AVE



EAST ELEVATION
VIEW FROM NORTH WELLWOOD AVE

Rendering – Proposed Improvements

Goal 2: Supportive Business Environment

Location

101-109 N Wellwood Ave

Sponsor

United Business Inc.

A. M. LaBianca

Funding / Cost

NYF Funding \$322,084

Other Funding \$158,639

% NYF Funding 67%

Total Cost \$480,723

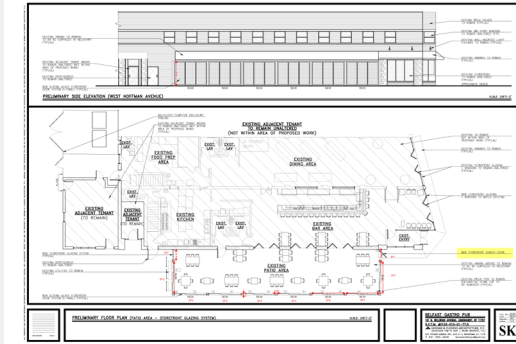
Enhance Belfast Gastro Pub - 101-105 N Wellwood Ave

Description

Enhance the existing dining patio on Hoffman Ave. with a more structurally-sound, aesthetic design: new roof, sliding glass panels that would open to the street.

Project also includes the provision of 9/11 memorial plaques that would be set within the sidewalk around the patio area.

**Total project cost has gone up –
(NYF Request increase of \$57,730)**



Example of Future Structure

Goal 2: Supportive Business Environment

Location

101-105 N Wellwood Ave

Sponsor

David Crowe - Belfast Gastro Pub

Funding / Cost

NYF Funding \$166,591.41

Other Funding \$82,052.49

% NYF Funding 67%

Total Cost \$248,643.90

Develop Mixed-Use Residential and Commercial Building – 50 E Hoffman Ave

Description

Redevelop the currently vacant 4.65-acre former Waldbaums property into a mixed-use property that includes:

- Up to 172 units with a mix of studios and 1-bdrms, mostly 2-bdrm (mix is flexible).
- May incorporate workforce housing component based on funding requirements.
- 5,000 sf grocery market.
- Community space for building residents.

Existing Conditions



Goal 2: Supportive Business Environment

Location

50 E. Hoffman Ave

Sponsor

Robert A. Curcio, Jr.

Curcio Organization Real Estate Development Company

Funding / Cost

NYF Funding	\$1,250,000
Other Funding	\$65,500,000
% NYF Funding	1.8%
Total Cost	\$70,000,000

Develop Mixed-Use Residential and Commercial Building – 50 E Hoffman Ave

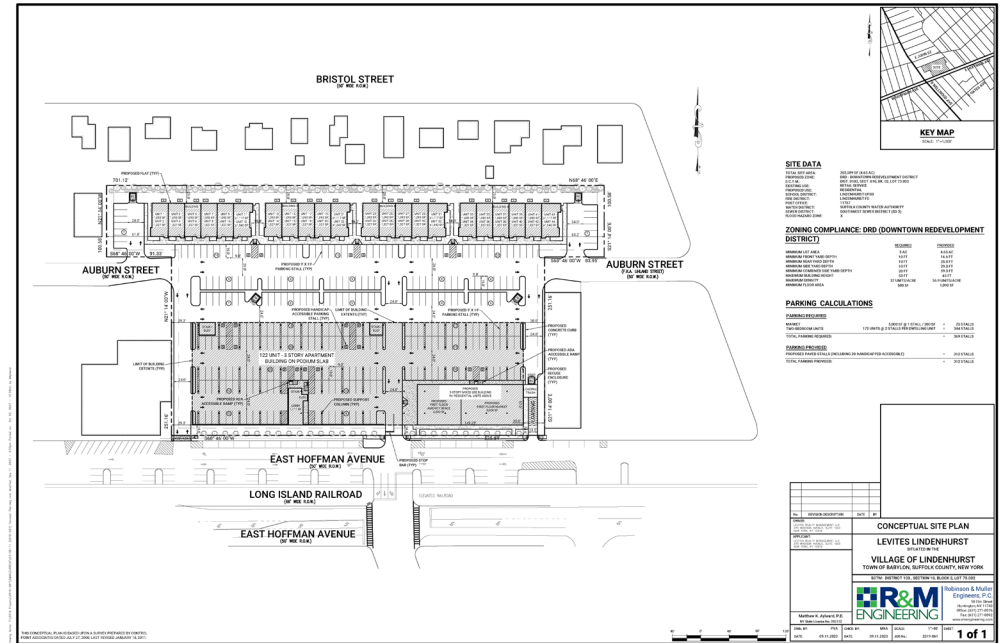
Description (Continued)

Potential public-realm improvements include:

- Architectural screening of structured parking.
- Landscaping, streetscaping, and lighting improvements along entire Hoffman frontage of site.
- Applicant of open to coordinate site design with the Village Sq. Park improvements.
- Other funding (\$68.75M) includes mix of bank financing, developer equity, and potential IDA incentives.

What other streetscape/public realm improvements would you like to see?

Proposed Concept Plan



Upgrade Facades at 197-201 S Wellwood Ave

Description

Update and enhance the façade of a 4-unit building to create a more uniform look that adds to the quality of the S. Wellwood streetscape.

- Resurface existing facade, ideally with brick.
- Add energy efficient windows and doors.
- Upgrade signage and lighting that are in line with existing streetscape.

Existing Façade Conditions



Facade Upgrade Example (Preliminary)



Goal 2: Supportive Business Environment

Location

197-201 S Wellwood Ave

Sponsor

Frank DiMonda- DiMonda Realty LLC

Funding / Cost

NYF Funding \$75,000

Other Funding \$75,000

% NYF Funding 50%

Total Cost \$150,000

Expand Second Floor Office Space at 175 S Wellwood Ave

Description

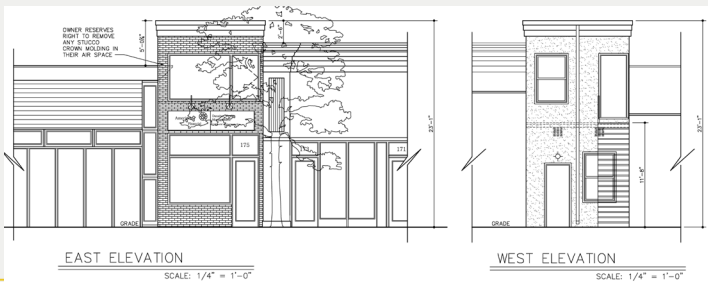
Add 2nd floor to building to support a financial advisory business expansion that will accommodate a new partner. Scope includes interior finishes and exterior details, such as adding cornice.

This expansion is proposed as a way for this growing business to remain on S. Wellwood– the owner wants to stay local but cites a lack of local office spaces available for rent.

Existing Conditions



Proposed Expansion Plan



Village of Lindenhurst
NY Forward

Goal 2: Supportive Business Environment

Location

175 S Wellwood Ave

Sponsor

Marguerite Danaher; Rebecca Danaher - Danaher Wealth Mgmt.

Funding / Cost

NYF Funding \$172,155

Other Funding \$172,155

% NYF Funding 50%

Total Cost \$344,310

Small Project Fund

- **Local Program Administrator – Village/BID**
 - \$300,000 max. total fund allotment (per State requirements)
- **Timing:** After NYS funding is awarded and contracted; separate application process (2024)
- **Eligible Activities:**
 - Façade enhancements
 - Signage and building lighting (consider existing BID signage program/fund)
 - Building renovation improvements to commercial or mixed-use spaces (including interior fit-out)
 - Business assistance (equipment or machinery)
 - Accessibility Improvements
 - Sustainability Improvements
- **Matching Requirement**
 - Must be no less than 50% of the total cost per project.
- **Confirm Guideline on Total Project Costs**
 - \$20,000 Min. / \$100,000 Max.

Small Project Fund: Design Guidelines?

- Strategic Investment Plan will recommend the creation of general guidance for facades, lighting, materiality through future funding.
- Example Design Guideline Text:
 - *Finish building materials should be wood, brick, traditional cement-based stucco, stone or fiber-cement siding or other material deemed acceptable.*
 - *Vinyl awnings are discouraged, unless the applicant can demonstrate that the finish and design of such awnings are of high quality, aesthetically pleasing, and meet the intent of the other design guidelines.*
 - *Streets, drives, walks, parking lots and other outdoor areas shall be properly lighted to promote safety and encourage pedestrian use.*

Downtown Goal #3

Strengthen Lindenhurst's arts and historic assets to establish the Village as a regional cultural destination.

Revitalize Irmisch Historical Park

Description

Complete park improvements to preserve the existing historical buildings (Old Village Hall Museum; Railroad Depot & Freight) while promoting this public space as a community destination and area for passive recreation.

- Curb perimeter of park and add sidewalk along roadways.
- Add crosswalk with flashing pedestrian beacon across S. Broadway (northerly park area).
- Replace chain link fencing with more decorative option.
- Complete building improvements and renovations - i.e. Old Village Hall Museum facade and windows. **Coordinating with project sponsor on additional building components to include.**

Goal 3: Arts & Culture

Location

Irmisch Historical Park

Sponsor

Village of Lindenhurst

Partner

Lindenhurst Historical Society

Funding / Cost

NYF Funding	\$285,000
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Other Funding	\$65,000
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% NYF Funding	81%
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Total Cost	\$350,000
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Revitalize Irmisch Historical Park

Description (Continued)

- Add lighting to illuminate park features.
- Improve southern end of park with landscaping and seating options.
- Explore potential/need for ADA spaces.



Renovate and Expand Babylon Citizens Council on the Arts (BACCA)

Description

Renovate the BACCA multi-use arts center, including building improvements and signage to improve visibility, create additional rehearsal and practice spaces, and update interior spaces. As a nonprofit, BACCA offers affordable space to artists/performers.

- Upgrade N. Wellwood facade for a more welcoming entry (resurface facade, add new windows and doors).
- Interior renovations: box office, kitchenette, and bathroom.
- New flooring in main space.
- Theatrical lighting/sound upgrades.
- One-story rear expansion to provide more practice space, allowing two community groups to use the space at a time



Goal 3: Arts & Culture

Location

149 N. Wellwood

Sponsor

Liz Mirarchi - BACCA

Funding / Cost

NYF Funding **\$387,000**

Other Funding **\$50,000**

% NYF Funding **89%**

Total Cost **\$437,000**

Create a Public Arts Project Fund

Description

Create a fund to support public arts projects in Downtown Lindenhurst, administered by BACCA.

- Increase opportunities for community engagement and enjoyment.
- Implement aesthetic and experiential improvements to existing spaces.

The fund would focus on murals but other public art (i.e. sculpture) could be considered.

Early candidate locations include under the LIRR tracks at the Wellwood-Hoffman intersection and by the LIRR station. Potential private property locations would also be identified.

Opportunity to increase overall NYF Funding ask?

BACCA Example - Babylon



BACCA Example - Wyandanch



Potential Mural Location:
Hoffman-Wellwood Intersection



Goal 3: Arts & Culture

Location

Throughout NYF Area

Sponsor

Liz Mirarchi - BACCA

Funding / Cost

NYF Funding \$75,000

Other Funding \$25,000

% NYF Funding 75%

Total Cost \$100,000

Project Cost Spreadsheet Summary

PROPOSED PROJECT

Public Projects

Village Square	\$2,000,000
Lindenhurst Greenway	\$400,000
Irmisch Park	\$285,000
Pedestrian & Streetscape Improvements	\$765,000

Subtotal

\$3,450,000



56% of total NYF request

Private Projects

197-201 S Wellwood Ave Façade Upgrade	\$75,000
175 S Wellwood Ave 2 nd Floor Expansion	\$172,200
101-109 N Wellwood Ave Façade Upgrade	\$322,100
Belfast Gastro Pub Upgrades	\$166,591
BACCA Renovations	\$387,000
BACCA Public Art Projects	\$75,000
50 E Hoffman Ave	\$1,250,000
Small Project Fund	\$300,000

Subtotal

\$2,747,891



44% of total NYF request

TOTAL

\$6,197,892

Summary of Projects Recommended for Future Funding

- Comprehensive study of the East/West Hoffman corridor in Lindenhurst to maximize pedestrian and bike safety.
- Traffic study to determine potential for a new midblock High Intensity Activated Crosswalk (HAWK) from the LIRR Station to areas south of Hoffman and a new traffic signal or flashing pedestrian beacon at W. Hoffman/S. Broadway, if County requires further analysis.
- Future phases of the Lindenhurst Greenway/Walking Trail that connect to Firemen's Memorial Park and Neguntatogue Park.
- Improvements to parking lot circulation connected to the municipal lot on N Wellwood Ave.
- The creation of general guidance for facades, lighting, materiality in relation to the Small Project Fund business improvements.

05

Next Steps & Public Comment

Next Steps

- Refinement of cost estimates (especially for public projects)
- Vote to determine NYF projects to be included in the Strategic Investment Plan
- Consultants to continue following up with project sponsors to finalize project details and cost estimates
- Consultants to submit draft and final NYF Plan to State (end of November – mid December)

Ballot

LPC Member Name: _____

NYF funding amounts are recommendations of the Local Planning Committee. Projects will be selected for funding by New York State and will be reviewed at that time for project readiness and eligibility, among other criteria. Projects listed at \$0 are not recommended for NYF funding but are additional priorities of the LPC and will be included in the Strategic Investment Plan.

Place an "X" in one of the following boxes.

- I am in favor of submitting the NYF Strategic Investment Plan with the slate of projects listed below as proposed by the full Local Planning Committee, except as noted by a recusal due to actual or perceived conflict of interest.

- I oppose submitting the NYF Strategic Investment Plan with the below-listed slate of projects.

PLACE "X" IN BOX TO RECUSE	PROJECT NAME/DESCRIPTION	NYF FUNDING REQUEST
<input type="checkbox"/>	1A: Create the Lindenhurst Greenway/Walking Trail	\$400,000
<input type="checkbox"/>	1B: Improve Streetscapes and the Pedestrian Environment - Hoffman & Wellwood Aves.	\$765,000
<input type="checkbox"/>	2A: Expand and Enhance Village Square	\$2,000,000
<input type="checkbox"/>	2B: Upgrade Facade - 101-109 N Wellwood	\$322,084
<input type="checkbox"/>	2C: Enhance Belfast Gastro Pub - 101-105 N Wellwood Ave	\$108,861
<input type="checkbox"/>	2D: Develop Mixed-Use Residential and Commercial Building - 50 E Hoffman Ave	\$1,250,000
<input type="checkbox"/>	2E: Upgrade Facades at 197-201 S Wellwood Ave	\$75,000
<input type="checkbox"/>	2F: Expand Second Floor Office Space at 175 S Wellwood Ave	\$172,155
<input type="checkbox"/>	2G: Establish a Small Project Fund	\$300,155
<input type="checkbox"/>	3A: Revitalize Irmisch Historical Park	\$285,000
<input type="checkbox"/>	3B: Renovate and Expand Babylon Citizens Council on the Arts (BACCA)	\$387,000
<input type="checkbox"/>	3C: Create a Public Arts Project Fund	\$75,000

What Happens When the NYF Plan Is Complete?

Management and Implementation Strategy

- Project award winners should be announced in early 2024.
- Public improvement projects will be undertaken by the Village of Lindenhurst.
- The Small Project Fund will be administered locally by the Village. Recipients will be selected through a competitive process.
- NYF funding is reimbursable—rather than an up-front grant, project sponsors are reimbursed for expenses incurred.

Questions?