



# BROOKHAVEN IDA

BUILDING IDEAS, OPPORTUNITIES AND SOLUTIONS FOR YOUR BUSINESS



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CHIEF EXECUTIVE OFFICER

## MAJOR INCENTIVES:

### Property Tax Abatement

Qualified applicants are eligible to receive property tax abatements of up to 100% for up to 10 years on new capital improvements.

### One-Stop Development

The review of qualified projects can be expedited through the Town of Brookhaven to reduce development costs.

### Available Housing

The diversified and growing housing stock in Brookhaven can meet the demands of the employees, from entry level to executive management.

### Mortgage Recording Tax Exemption

Qualified applicants are eligible to receive a partial exemption from the State Mortgage Recording Tax.

### Expanding Labor Force

Since 1985, the Town of Brookhaven continues to exhibit one of the fastest population growth rates in the Northeast.

### Bond Financing

Qualified applicants are eligible for tax exempt bond financing of up to 100% of the costs for construction, equipment, planning costs, and financial expenses (subject to financial institution's participation). The bond rates are generally below conventional mortgage financing.

### Sales Tax Exemption

Qualified applicants are eligible to receive a sales tax exemption on materials and equipment purchased during the construction and equipping phases of the project.

### Central Long Island Location

Major commercial/industrial hubs including MacArthur Airport, Stony Brook University, Ronkonkoma Hub and Brookhaven National Laboratory are within minutes; only one hour to Manhattan via LIRR/Ronkonkoma Line.

### Available Land

Competitive pricing on over 1000 acres in prime locations are ready for industrial development in parcels from 2 to 100 acres.

**TOWN OF BROOKHAVEN INDUSTRIAL DEVELOPMENT AGENCY**  
ONE INDEPENDENCE HILL, FARMINGVILLE, N.Y. 11738