

**PROPOSED ORDINANCE NO. 45 - 2021**

**AN ORDINANCE MAKING CERTAIN DETERMINATIONS PURSUANT TO THE STATE ENVIRONMENTAL QUALITY REVIEW ACT AND AUTHORIZING THE COUNTY EXECUTIVE OF THE COUNTY OF NASSAU TO ACCEPT, ON BEHALF OF THE COUNTY OF NASSAU, AN OFFER OF PURCHASE FROM INWOOD 175, LLC OF CERTAIN PREMISES LOCATED IN THE TOWN OF HEMPSTEAD, COUNTY OF NASSAU, STATE OF NEW YORK, SAID PROPERTY KNOWN AS SECTION 40, BLOCK L, LOTS 5, 55, 56, 57, 59, 117, 2579 AND 2585 ON THE LAND AND TAX MAP OF THE COUNTY OF NASSAU, AND AUTHORIZING THE COUNTY EXECUTIVE TO EXECUTE A CONTRACT OF SALE, DEED AND ALL PERTINENT DOCUMENTS IN CONNECTION THEREWITH TO CONSUMMATE THE SALE.**

WHEREAS, the County of Nassau did heretofore acquire title to the premises;  
and

WHEREAS, the premises are no longer required by the County of Nassau for public purposes; and

WHEREAS, Inwood 175, LLC has requested that the County of Nassau convey to it the aforesaid parcel and has made an offer of Three Million Seven Hundred Thousand (\$3,700,000.00) Dollars, pursuant to a certain Contract of Sale, a copy of which is on file in the office of the Clerk of the Nassau County Legislature; and

WHEREAS, in accordance with Section 1611 of the Nassau County Charter and acting in an advisory capacity to the Nassau County Legislature, the Nassau County Planning Commission has reviewed the proposed action and recommended that it be classified as an “Unlisted Action” pursuant to the New York State Environmental Quality Review Act (“SEQRA”) and has further reviewed the Environmental Assessment Form (“EAF”) for the proposed action and recommends that the Nassau County Legislature upon its review of the (“EAF”) and any supporting documentation, if any, determine that

the evidence before it indicates that the proposed action will have no significant environmental impact and does not require further environmental review; and

WHEREAS, the Nassau County Planning Commission, acting in an advisory capacity to the Nassau County Legislature, passed a resolution regarding the proposed action, a copy of such resolution being attached hereto as Appendix A and incorporated herein, recommending that the Nassau County Legislature conclude that no further environmental review or action is required on such proposed action.

THEREFORE, BE IT ORDANED BY THE LEGISLATURE OF THE COUNTY OF NASSAU AS FOLLOWS:

1. That the County Executive be and she is hereby authorized to accept the offer of purchase of Inwood 175, LLC in the sum of Three Million Seven Hundred Thousand (\$3,700,000.00) Dollars for said premises described as Section 40, Block L, Lots 5, 55, 56, 57, 59, 117, 2579 and 2585 on the Land and Tax Map of the County of Nassau subject to all of the terms and conditions as outlined in the contract of sale.

2. That the County Executive be and she is hereby authorized to execute the deed from the County of Nassau, as Grantor, to Inwood 175, LLC, as Grantee, and to execute any ancillary documents and instruments necessary to effectuate the terms of the contract of sale.

3. That it is hereby determined pursuant to the provisions of the New York State Environmental Quality Review Act, 8 N.Y.E.C.L. Section 0101 et seq. and its implementing regulations, Part 617 of 6 N.Y.C.R.R., and Section 1611 of the County Government Law of Nassau County, that the proposed sale of the property has been determined not to have a significant effect on the environment and that no further review is required for the reasons set forth in the attached Determination of Non-Significance;

4. That this Ordinance shall take effect immediately.

