

Governance Information (Authority-Related)

Question	Response	URL (if applicable)
1. Has the Authority prepared its annual report on operations and accomplishments for the reporting period as required by section 2800 of PAL?	Yes	https://www.nycldc.com/financial-public-documents/
2. As required by section 2800(9) of PAL, did the Authority prepare an assessment of the effectiveness of its internal controls?	Yes	https://www.nycldc.com/financial-public-documents/
3. Has the lead audit partner for the independent audit firm changed in the last five years in accordance with section 2802(4) of PAL?	Yes	N/A
4. Does the independent auditor provide non-audit services to the Authority?	No	N/A
5. Does the Authority have an organization chart?	Yes	https://www.nycldc.com/financial-public-documents/
6. Are any Authority staff also employed by another government agency?	No	
7. Has the Authority posted their mission statement to their website?	Yes	https://www.nycldc.com/financial-public-documents/
8. Has the Authority's mission statement been revised and adopted during the reporting period?	Yes	N/A
9. Attach the Authority's measurement report, as required by section 2824-a of PAL and provide the URL.		https://www.nycldc.com/financial-public-documents/

Governance Information (Board-Related)

Question	Response	URL
1. Has the Board established a Governance Committee in accordance with Section 2824(7) of PAL?	Yes	N/A
2. Has the Board established an Audit Committee in accordance with Section 2824(4) of PAL?	Yes	N/A
3. Has the Board established Finance Committee in accordance with Section 2824(8) of PAL?	No	N/A
4. Provide a URL link where a list of Board committees can be found (including the name of the committee and the date established):		https://www.nycldc.com/financial-public-documents/
5. Does the majority of the Board meet the independence requirements of Section 2825(2) of PAL?	Yes	N/A
6. Provide a URL link to the minutes of the Board and committee meetings held during the covered fiscal year		https://www.nycldc.com/financial-public-documents/
7. Has the Board adopted bylaws and made them available to Board members and staff?	Yes	https://www.nycldc.com/financial-public-documents/
8. Has the Board adopted a code of ethics for Board members and staff?	Yes	https://www.nycldc.com/financial-public-documents/
9. Does the Board review and monitor the Authority's implementation of financial and management controls?	Yes	N/A
10. Does the Board execute direct oversight of the CEO and management in accordance with Section 2824(1) of PAL?	Yes	N/A
11. Has the Board adopted policies for the following in accordance with Section 2824(1) of PAL?		
Salary and Compensation	Yes	N/A
Time and Attendance	Yes	N/A
Whistleblower Protection	Yes	N/A
Defense and Indemnification of Board Members	Yes	N/A
12. Has the Board adopted a policy prohibiting the extension of credit to Board members and staff in accordance with Section 2824(5) of PAL?	Yes	N/A
13. Are the Authority's Board members, officers, and staff required to submit financial disclosure forms in accordance with Section 2825(3) of PAL?	Yes	N/A
14. Was a performance evaluation of the board completed?	Yes	N/A
15. Was compensation paid by the Authority made in accordance with employee or union contracts?	No	N/A
16. Has the board adopted a conditional/additional compensation policy governing all employees?	No	

Board of Directors Listing

Name	Berger, Henry	Name	Vaccari, Kim
Chair of Board	No	Chair of Board	No
If yes, Chair designated By.		If yes, Chair designated By.	
Term Start Date	03/28/2014	Term Start Date	12/19/2012
Term Expiration Date	11/09/2017	Term Expiration Date	11/09/2017
Title		Title	
Has the Board member appointed a designee?		Has the Board member appointed a designee?	
Designee Name		Designee Name	
Ex-officio	No	Ex-officio	No
Nominated By	Local	Nominated By	Local
Appointed By	Local	Appointed By	Local
Confirmed by Senate?		Confirmed by Senate?	
Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes	Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes
Complied with training requirement of Section 2824?	Yes	Complied with training requirement of Section 2824?	Yes
Does the Board member/designee also hold an elected or appointed State gove	No	Does the Board member/designee also hold an elected or appointed State gove	No
Does the Board member/designee also hold an elected or appointed municipal government position?	No	Does the Board member/designee also hold an elected or appointed municipal government position?	No

Board of Directors Listing

Name	Woo, Betty	Name	Rodrigues, Carl
Chair of Board	No	Chair of Board	Yes
If yes, Chair designated By.		If yes, Chair designated By.	Local
Term Start Date	11/14/2012	Term Start Date	05/20/2017
Term Expiration Date	11/09/2017	Term Expiration Date	11/09/2017
Title		Title	
Has the Board member appointed a designee?		Has the Board member appointed a designee?	
Designee Name		Designee Name	
Ex-officio	No	Ex-officio	No
Nominated By	Local	Nominated By	Local
Appointed By	Local	Appointed By	Local
Confirmed by Senate?		Confirmed by Senate?	
Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes	Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes
Complied with training requirement of Section 2824?	Yes	Complied with training requirement of Section 2824?	Yes
Does the Board member/designee also hold an elected or appointed State gove	No	Does the Board member/designee also hold an elected or appointed State gove	No
Does the Board member/designee also hold an elected or appointed municipal government position?	No	Does the Board member/designee also hold an elected or appointed municipal government position?	No

Board of Directors Listing

Name	Fink, Carolee
Chair of Board	No
If yes, Chair designated By.	
Term Start Date	06/26/2017
Term Expiration Date	11/09/2017
Title	
Has the Board member appointed a designee?	
Designee Name	
Ex-officio	No
Nominated By	Local
Appointed By	Local
Confirmed by Senate?	
Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes
Complied with training requirement of Section 2824?	Yes
Does the Board member/designee also hold an elected or appointed State gove	No
Does the Board member/designee also hold an elected or appointed municipal government position?	No

Staff Listing

Name	Title	Group	Department / Subsidiary	Union Name	Bargaining Unit	Full Time/ Part Time	Exempt	Base Annualized Salary	Actual salary paid to the Individual	Over time paid by Authority	Performance Bonus	Extra Pay	Other Compensation/Allowances/Adjustments	Total Compensation	Individual also paid by another entity to perform the work of the Authority	If yes, Is the payment made by a State or local government
Hauser, Arthur	Senior Paralegal	Professional				FT	Yes	0.00	0	0	0	0	0	0	Yes	No
Hobson, Spencer	Executive Vice President & Treasurer	Executive				FT	Yes	0.00	0	0	0	0	0	0	Yes	No
Siversmith, Mark	Special Counsel & Secretary	Professional				FT	Yes	0.00	0	0	0	0	0	0	Yes	No
Vaccari, Kimberly	President	Executive				FT	Yes	0.00	0	0	0	0	0	0	Yes	No

Benefit Information

During the fiscal year, did the Authority continue to pay for any of the above mentioned benefits for

No

Board Members

Name	Title	Severance Package	Payment for Unused Leave	Club Member-ships	Use of Corporate Credit Cards	Personal Loans	Auto	Transportation	Housing Allow-ance	Spousal / Dependent Life Insurance	Tuition Assist-ance	Multi-Year Employ-ment	None of These Benefits	Other
Vaccari, Kim	Board of Directors												X	
Woo, Betty	Board of Directors												X	
Berger, Henry	Board of Directors												X	
Fink, Carolee	Board of Directors												X	
Rodrigues, Carl	Board of Directors												X	

Staff

Name	Title	Severance Package	Payment for Unused Leave	Club Member-ships	Use of Corporate Credit Cards	Personal Loans	Auto	Transportation	Housing Allow-ance	Spousal / Dependent Life Insurance	Tuition Assist-ance	Multi-Year Employ-ment	None of These Benefits	Other
No Data has been entered by the Authority for this section in PARIS														

Subsidiary/Component Unit Verification

Is the list of subsidiaries, as assembled by the Office of the State Comptroller, correct? Yes
 Are there other subsidiaries or component units of the Authority that are active, not included in the PARIS reports submitted by this Aut No

Name of Subsidiary/Component Unit	Status	Requested Changes
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Subsidiary/Component Unit Creation

Name of Subsidiary/Component Unit	Establishment Date	Entity Purpose
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Subsidiary/Component Unit Termination

Name of Subsidiary/Component Unit	Termination Date	Termination Reason	Proof of Termination
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No Data has been entered by the Authority for this section in PARIS

Summary Financial Information

SUMMARY STATEMENT OF NET ASSETS

<u>Assets</u>	
Current Assets	
Cash and cash equivalents	\$5,000
Investments	\$0
Receivables, net	\$1,019
Other assets	\$0
Total Current Assets	\$6,019
Noncurrent Assets	
Restricted cash and investments	\$0
Long-term receivables, net	\$0
Other assets	\$0
Capital Assets	
Land and other nondepreciable property	\$0
Buildings and equipment	\$0
Infrastructure	\$0
Accumulated depreciation	\$0
Net Capital Assets	\$0
Total Noncurrent Assets	\$0
Total Assets	\$6,019

Summary Financial Information

SUMMARY STATEMENT OF NET ASSETS

Liabilities

Current Liabilities

Accounts payable	\$0
Pension contribution payable	\$0
Other post-employment benefits	\$0
Accrued liabilities	\$1,020
Deferred revenues	\$0
Bonds and notes payable	\$0
Other long-term obligations due within one year	\$0
Total Current Liabilities	\$1,020

Noncurrent Liabilities

Pension contribution payable	\$0
Other post-employment benefits	\$0
Bonds and notes payable	\$0
Long Term Leases	\$0
Other long-term obligations	\$0
Total Noncurrent Liabilities	\$0

Total Liabilities **\$1,020**

Net Asset (Deficit)

Net Asset

Invested in capital assets, net of related debt	\$0
Restricted	\$0
Unrestricted	\$4,999
Total Net Assets	\$4,999

Summary Financial InformationSUMMARY STATEMENT OF REVENUE, EXPENSES AND CHANGE IN NET ASSETSOperating Revenues

Charges for services	\$0
Rental & financing income	\$0
Other operating revenues	\$1,029
Total Operating Revenue	\$1,029

Operating Expenses

Salaries and wages	\$0
Other employee benefits	\$0
Professional services contracts	\$0
Supplies and materials	\$0
Depreciation & amortization	\$0
Other operating expenses	\$1,029
Total Operating Expenses	\$1,029

Operating Income (Loss) **\$0**

Nonoperating Revenues

Investment earnings	\$10
State subsidies/grants	\$0
Federal subsidies/grants	\$0
Municipal subsidies/grants	\$0
Public authority subsidies	\$0
Other nonoperating revenues	\$0
Total Nonoperating Revenue	\$10

Summary Financial InformationSUMMARY STATEMENT OF REVENUE, EXPENSES AND CHANGE IN NET ASSETSNonoperating Expenses

Interest and other financing charges	\$0
Subsidies to other public authorities	\$0
Grants and donations	\$0
Other nonoperating expenses	\$10
Total Nonoperating Expenses	\$10
Income (Loss) Before Contributions	\$0
Capital Contributions	\$0
Change in net assets	\$0
Net assets (deficit) beginning of year	\$4,999
Other net assets changes	\$0
Net assets (deficit) at end of year	\$4,999

Current Debt

Question	Response
1. Did the Authority have any outstanding debt, including conduit debt, at any point during the reporting period?	No
2. If yes, has the Authority issued any debt during the reporting period?	

New Debt Issuances List by Type of Debt and Program

No Data has been entered by the Authority for this section in PARIS

Schedule of Authority Debt

Type of Debt	Statutory Authorization (\$)	Outstanding Start of Fiscal Year (\$)	New Debt Issuances (\$)	Debt Retired (\$)	Outstanding End of Fiscal Year (\$)
State Obligation					
State Guaranteed					
State Supported					
State Contingent Obligation					
State Moral Obligation					
Authority Debt - General Obligation					
Authority Debt - General Obligation					
Authority Debt - Other					
Authority Debt - Other					
Authority Debt - Revenue					
Authority Debt - Revenue					
Conduit					
Conduit Debt					
Conduit Debt - Pilot Increment Financing					
Other State-Funded					
Other State-Funded					

Real Property Acquisition/Disposal List

1. Address Line1: 299 Georgia Avenue
 Address Line2:
 City: BROOKLYN
 State: NY
 Postal Code: 11207
 Plus4:
 Province/Region:
 Country: USA
 Property Description: Vacant Lot/Undeveloped Land
 Estimated Fair Market Value: \$150,000
 How was the Fair Market Appraisal
 Value Determined?:
 Transaction Type: ACQUISITION
 If Other, Explain:

 Transaction Date: 07/25/2016
 Purchase Sale Price: \$1.00
Lease Data (If applicable)
 Market Rate(\$/square foot):
 Lease Rate(\$/square foot):
 Lease Period (months):
Seller/Purchaser/Tenant Data:
 Organization: New York City Land Development Corporation
 Last Name:
 First Name:

 Address Line1: 110 William Street
 Address Line2:
 City: NEW YORK
 State: NY
 Postal Code: 10038
 Plus4:
 Province/Region:
 Country: USA
 Relation With Board
 member/senior authority
 management? No

2. Address Line1: 299 Georgia Avenue
 Address Line2:
 City: BROOKLYN
 State: NY
 Postal Code: 11207
 Plus4:
 Province/Region:
 Country: USA
 Property Description: Vacant Lot/Undeveloped Land
 Estimated Fair Market Value: \$150,000
 How was the Fair Market Appraisal
 Value Determined?:
 Transaction Type: DISPOSITION SALE
 If Other, Explain:

 Transaction Date: 07/25/2016
 Purchase Sale Price: \$1.00
Lease Data (If applicable)
 Market Rate(\$/square foot):
 Lease Rate(\$/square foot):
 Lease Period (months):
Seller/Purchaser/Tenant Data:
 Organization: New York City Economic Development Corporat
 Last Name:
 First Name:

 Address Line1: 110 William Street
 Address Line2:
 City: NEW YORK
 State: NY
 Postal Code: 10038
 Plus4:
 Province/Region:
 Country: USA
 Relation With Board
 member/senior authority
 management? No

Real Property Acquisition/Disposal List

3. Address Line1: 6200 Beach Channel Drive
Address Line2:
City: FAR ROCKAWAY
State: NY
Postal Code: 11692
Plus4:
Province/Region:
Country: USA
Property Description: Commercial Building
Estimated Fair Market Value: \$1,065,000
How was the Fair Market Appraisal
Value Determined?:
Transaction Type: ACQUISITION
If Other, Explain:

Transaction Date: 08/03/2016
Purchase Sale Price: \$1.00
Lease Data (If applicable)
Market Rate(\$/square foot):
Lease Rate(\$/square foot):
Lease Period (months):
Seller/Purchaser/Tenant Data:
Organization: New York City Land Development Corporation
Last Name:
First Name:

Address Line1: 110 William Street
Address Line2:
City: NEW YORK
State: NY
Postal Code: 10038
Plus4:
Province/Region:
Country: USA
Relation With Board
member/senior authority
management? No

4. Address Line1: 6200 Beach Channel Drive
Address Line2:
City: FAR ROCKAWAY
State: NY
Postal Code: 11692
Plus4:
Province/Region:
Country: USA
Property Description: Commercial Building
Estimated Fair Market Value: \$1,065,000
How was the Fair Market Appraisal
Value Determined?:
Transaction Type: DISPOSITION SALE
If Other, Explain:

Transaction Date: 08/03/2016
Purchase Sale Price: \$1.00
Lease Data (If applicable)
Market Rate(\$/square foot):
Lease Rate(\$/square foot):
Lease Period (months):
Seller/Purchaser/Tenant Data:
Organization: New York City Economic Development Corporat
Last Name:
First Name:

Address Line1: 110 William Street
Address Line2:
City: NEW YORK
State: NY
Postal Code: 10038
Plus4:
Province/Region:
Country: USA
Relation With Board
member/senior authority
management? No

Real Property Acquisition/Disposal List

5. Address Line1: 120-12 28th Avenue
Address Line2:
City: FLUSHING
State: NY
Postal Code: 11354
Plus4:
Province/Region:
Country: USA
Property Description: Commercial Building
Estimated Fair Market Value: \$3,200,000
How was the Fair Market Appraisal
Value Determined?:
Transaction Type: ACQUISITION
If Other, Explain:

Transaction Date: 12/23/2016
Purchase Sale Price: \$1.00
Lease Data (If applicable)
Market Rate(\$/square foot):
Lease Rate(\$/square foot):
Lease Period (months):
Seller/Purchaser/Tenant Data:
Organization: New York City Land Development Corporation
Last Name:
First Name:

Address Line1: 110 William Street
Address Line2:
City: NEW YORK
State: NY
Postal Code: 10038
Plus4:
Province/Region:
Country: USA
Relation With Board
member/senior authority
management? No

6. Address Line1: 120-12 28th Avenue
Address Line2:
City: FLUSHING
State: NY
Postal Code: 11354
Plus4:
Province/Region:
Country: USA
Property Description: Commercial Building
Estimated Fair Market Value: \$3,200,000
How was the Fair Market Appraisal
Value Determined?:
Transaction Type: DISPOSITION SALE
If Other, Explain:

Transaction Date: 12/23/2016
Purchase Sale Price: \$1.00
Lease Data (If applicable)
Market Rate(\$/square foot):
Lease Rate(\$/square foot):
Lease Period (months):
Seller/Purchaser/Tenant Data:
Organization: New York City Economic Development Corporat
Last Name:
First Name:

Address Line1: 110 William Street
Address Line2:
City: NEW YORK
State: NY
Postal Code: 10038
Plus4:
Province/Region:
Country: USA
Relation With Board
member/senior authority
management? No

Real Property Acquisition/Disposal List

7. Address Line1: 280 Cadman Plaza West

Address Line2:

City: BROOKLYN
 State: NY
 Postal Code: 11201
 Plus4:
 Province/Region:
 Country: USA

Property Description: Mixed Use
 Estimated Fair Market Value: \$49,800,000
 How was the Fair Market Appraisal
 Value Determined?:
 Transaction Type: ACQUISITION
 If Other, Explain:

Transaction Date: 06/15/2017
 Purchase Sale Price: \$1.00

Lease Data (If applicable)
 Market Rate(\$/square foot):
 Lease Rate(\$/square foot):
 Lease Period (months):

Seller/Purchaser/Tenant Data:
 Organization: New York City Land Development Corporation
 Last Name:
 First Name:

Address Line1: 110 William Street
 Address Line2:
 City: NEW YORK
 State: NY
 Postal Code: 10038
 Plus4:
 Province/Region:
 Country: USA

Relation With Board
 member/senior authority
 management? No

8. Address Line1: 280 Cadman Plaza West

Address Line2:

City: BROOKLYN
 State: NY
 Postal Code: 11201
 Plus4:
 Province/Region:
 Country: USA

Property Description: Mixed Use
 Estimated Fair Market Value: \$49,800,000
 How was the Fair Market Appraisal
 Value Determined?:
 Transaction Type: DISPOSITION SALE
 If Other, Explain:

Transaction Date: 06/15/2017
 Purchase Sale Price: \$1.00

Lease Data (If applicable)
 Market Rate(\$/square foot):
 Lease Rate(\$/square foot):
 Lease Period (months):

Seller/Purchaser/Tenant Data:
 Organization: New York City Economic Development Corporat
 Last Name:
 First Name:

Address Line1: 110 William Street
 Address Line2:
 City: NEW YORK
 State: NY
 Postal Code: 10038
 Plus4:
 Province/Region:
 Country: USA

Relation With Board
 member/senior authority
 management? No

Personal Property

This Authority has indicated that it had no personal property disposals during the reporting period.

Property Documents

Question	Response	URL (if applicable)
1. In accordance with Section 2896(3) of PAL, the Authority is required to prepare a report at least annually of all real property of the Authority. Has this report been prepared?	Yes	https://www.nycldc.com/financial-public-documents/
2. Has the Authority prepared policies, procedures, or guidelines regarding the use, awarding, monitoring, and reporting of contracts for the acquisition and disposal of property?	Yes	https://www.nycldc.com/financial-public-documents/
3. In accordance with Section 2896(1) of PAL, has the Authority named a contracting officer who shall be responsible for the Authority's compliance with and enforcement of such guidelines?	Yes	

Grant Information

This Authority has indicated that it did not award any grants during the reporting period.

Loan Information

This Authority has indicated that it did not award any loans during the reporting period.

Bond Information

This Authority has indicated that it did not have any outstanding bonds during the reporting period.

Additional Comments: