

**WHITE PLAINS URBAN RENEWAL AGENCY**

**BOND**

**RESOLUTION 09-2024**

A RESOLUTION OF THE CITY OF WHITE PLAINS URBAN RENEWAL AGENCY (THE "AGENCY") PROVIDING FOR THE SALE AND ISSUANCE OF ITS BONDS AND /OR BOND ANTICIPATION NOTES (EAST POST ROAD URBAN RENEWAL PROJECT), SERIES 2024 (THE "SERIES 2024 OBLIGATIONS"), IN THE MAXIMUM AGGREGATE PRINCIPAL AMOUNT OF NOT TO EXCEED \$6,600,000, PURSUANT TO AND IN CONFORMITY WITH THE CONSTITUTION AND STATUTES OF THE STATE OF NEW YORK, DELEGATING AUTHORITY TO NEGOTIATE AND EXECUTE ALL DOCUMENTS; AND RELATED MATTERS

WHEREAS pursuant to Section 583 of the General Municipal Law of the State of New York, the CITY OF WHITE PLAINS URBAN RENEWAL AGENCY (the "Agency") was established for the accomplishment of any or all of the objectives or purposes specified in General Municipal Law Article 15 and 15-a (each as may be amended from time and hereinafter collectively called, the ("Act"));

WHEREAS, the Act authorizes and empowers the Agency to issue bonds and notes to provide sufficient funds to carry out its purposes;

WHEREAS, the Agency finds it desirable to issue the Series 2024 Obligations to finance the costs of the acquisition of real property located at 42-44 East Post Road, which is identified on the City of White Plains' Assessment Roll as Section 130.27, Block 2, Lot 3, for the purposes of constructing a new multi-level public parking garage to serve the general public and alleviate existing parking deficiencies in the area as well as to facilitate redevelopments in the area to be undertaken by the White Plains Hospital and the White Plains Housing Authority, as further described in Resolution 08-2024 adopted by the Agency approving said acquisition on October 7, 2024 (the "Project");

WHEREAS, the Project has a probable usefulness of fifty years pursuant to subdivision 41-a of Section 11 of the Local Finance Law and Section 559 of Article 15-A of the Act;

WHEREAS the Agency has not previously issued any indebtedness with respect to the Project;

NOW THEREFORE, THE CITY OF WHITE PLAINS URBAN RENEWAL AGENCY RESOLVES AS FOLLOWS:

Section 1. Authorization of Series 2024 Obligations. The Agency hereby authorizes the issuance of its Series 2024 Obligations in a principal amount not to exceed \$6,600,000 to finance the Project and pay the costs of issuance, including legal, financial, and other expenses of the Agency in connection with the Project and incidental to the issuance of the Series 2024 Obligations.

Section 2. Sale of Series 2024 Obligations. The Series 2024 Obligations may be sold at either public or private sale as determined by the Chairman (sometimes referred to herein as the “Chief Fiscal Officer”) of the Agency. The Agency also hereby authorizes the execution and delivery of one or more bond purchase agreements with an underwriter or underwriters of the Agency’s choosing, specifying the terms under which the Series 2024 Obligations are to be issued.

Section 3. Security for the Series 2024 Obligations. The Series 2024 Obligations shall be general obligations of the Agency payable out of any revenues or moneys of the Agency, subject to any agreements with the holders of the Series 2024 Obligations pledging any particular receipts or revenues and shall be guaranteed by the City of White Plains (the “Guaranty”) in accordance with Subdivision 3 of Section 503-a of the Act. The Series 2024 Obligations shall not constitute a debt or obligation of the City (except to the extent of the Guarantee).

Section 4. Delegation. (a) The Chairman of the Agency may, on behalf of the Agency and without further action by the Agency:

(i) establish the dated date, designation, final principal amount, maturity, interest rate, sale price, redemption terms, and other terms of the Series 2024 Obligations, provided that bond anticipation notes issued pursuant to this Resolution and any renewals thereof shall mature no later than seven years from the date of issuance of such original bond anticipation notes and bonds issued pursuant to this Resolution shall mature no later than fifty years from the date of issuance of such bonds;

(ii) negotiate and enter into an agreement to sell the Series 2024 Obligations to one or more underwriters or purchasers;

(iii) execute and deliver the Series 2024 Obligations;

(iv) enter into covenants regarding the use of proceeds of the Series 2024 Obligations and the Project;

(v) pledge or covenant to pledge all or any part of the rents, fees, revenues, subsidies, grants or contributions of the Agency to payment of the Series 2024 Obligations;

(vi) designate any portion of the Series 2024 Obligations as "qualified tax-exempt obligations" pursuant to Section 265 of the Code, if applicable; and, execute any documents and take any other action in connection with the Series 2024 Obligations which the Chief Fiscal Officer finds will be advantageous to carry out this resolution;

(vii) covenant in a tax compliance certificate of the Agency to maintain the excludability of interest on the Series 2024 Obligations from gross income under the Code, if applicable (the “Tax Compliance Certificate”);

(viii) execute and deliver the Tax Compliance Certificate, a certificate specifying the actions taken pursuant to this section 4, and any other certificates, documents, or agreements that the Chief Fiscal Officer of the Agency determines are desirable to issue, sell and deliver the Series 2024 Obligations in accordance with this Resolution, (hereinafter referred to as the “Financing Documents”).

(b) The Chairman, Vice Chairman, and Secretary of the Agency, each of them without the other, are hereby authorized, on behalf of the Agency, to negotiate, approve, execute (by manual or facsimile signature), and deliver the Financing Documents and all other agreements, documents, certificates, and instruments with respect to the issuance of the Series 2024 Obligations, and the Secretary of the Agency is hereby authorized to impress the seal (or a facsimile thereof) of the Agency to them and to attest to all of them, with such terms, covenants, and provisions as the Chairman, Vice Chairman, or Secretary shall approve. The execution of the Financing Documents by the Chairman, Vice Chairman or Secretary shall constitute conclusive evidence of that approval.

(c) The Financing Documents are approved with changes which are not inconsistent with this Resolution, which are not substantially adverse to the Agency, which are permitted by the Act, and which are approved by the officer or officers executing the respective Financing Documents. The approval of those changes by the officer or officers and the character of those changes, as not being substantially adverse to the Agency, shall be evidenced conclusively by the execution of the respective Financing Documents by the officer or officers.

(d) The officers, directors, members, employees, and agents of the Agency are hereby authorized and directed for, and in the name and on behalf of, the Agency to do all acts and things required or provided for by any of the provisions of the Financing Documents, and to execute and deliver all additional agreements, certificates, instruments, and documents with respect to the issuance of the Series 2024 Obligations, and to pay all fees, charges, and expenses and to do all other acts as may be necessary, or in the opinion of the officer, director, member, employee, or agent, desirable or proper to effectuate the purposes of this Resolution and to cause compliance by the Agency with all of the terms, covenants, and provisions of the Financing Documents binding upon the Agency. None of the officers, members, directors, employees, representatives, or agents of the Agency, however, shall have any personal liability under the Series 2024 Obligations or the Financing Documents.

Section 5. Reimbursement. The Agency hereby declares its official intent pursuant to Section 1.150-2 of the Income Tax Regulations to reimburse itself from the proceeds of the Series 2024 Obligations for any expenditures that it makes on the Project prior to issuing the Series 2024 Obligations.

Section 6. SEQRA Compliance. By resolution adopted on October 7, 2024, the Agency has made certain findings pursuant to the State Environmental Quality Review Act ("SEQRA") and has determined that the Project will have no adverse environmental impact and will have no adverse impact on climate change, and the Agency authorized a negative declaration with respect to the Project.

Section 7. Effective Date of Resolution. This resolution shall take effect immediately upon its adoption.

The question of the adoption of the foregoing Resolution was duly put to a vote which resulted as follows:

	<i>Yea</i>	<i>Nay</i>	<i>Abstain</i>	<i>Absent</i>
Hon. Thomas M. Roach, Chair	[ X ]	[ ]	[ ]	[ ]
Walter Eddie	[ X ]	[ ]	[ ]	[ ]
John M. Martin	[ X ]	[ ]	[ ]	[ ]
Daniel Moriarty	[ X ]	[ ]	[ ]	[ ]

The Resolution was thereupon duly adopted.

**CERTIFICATION**  
(EDPL Article IV Authorization)

STATE OF NEW YORK                    )  
COUNTY OF WESTCHESTER        ) ss.:

The undersigned, being the acting Assistant Secretary and Executive Director of the City of White Plains Urban Renewal Agency, DOES HEREBY CERTIFY THAT:

I have compared the foregoing extract of the minutes of the meeting of the City of White Plains Urban Renewal Agency (the "Agency") including the resolution contained therein, held on October 7, 2024, with the original thereof on file in my office, and that the same is a true and correct copy of the proceedings of the Agency and of such resolution set forth therein and of the whole of said original insofar as the same related to the subject in matters therein referred to.

I FURTHER CERTIFY that all members of said Agency had due notice of said meeting, that the meeting was in all respects duly held, pursuant to Article 7 of the Public Officers Law (Open Meetings Law), said meeting was open to the general public, and that public notice of the time and place of said meeting was duly given in accordance with such Article 7.

I FURTHER CERTIFY that there was a quorum of the members of the Agency present throughout said meeting.

I FURTHER CERTIFY that as of the date hereof, the attached resolution is in full force and effect and has not been amended, repealed or modified.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal, if any, of said Agency this October 7, 2024.



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Christopher N. Gomez, AICP  
Executive Director & Acting Assistant Secretary