

IDA: No reservations on tax breaks for LI Marriott

By: [Jacqueline Birzon](#) December 10, 2014 Comments Off



Financial benefits are on the way for the 618-room [Long Island Marriott hotel](#) in Uniondale, Nassau County economic development officials said Wednesday.

The roughly \$25 million renovation was announced at Tuesday night's meeting of the [Nassau County Industrial Development Agency](#), four months after Greenwich, Conn.-based Starwood Capital Group and the Witkoff Group, a Manhattan developer, [jointly bought the hotel for \\$66.2 million](#). Proprietors of the hotel at 101 James Doolittle Blvd. estimated renovation costs could climb as high as \$35 million, Nassau IDA Executive Director Joseph Kearney said. The IDA approved \$1.2 million in sales tax exemptions and a 20-year break on property taxes, taxing a flat rate for the first seven years of the PILOT and increasing by 2 percent each year thereafter.

The hotel's new owners agreed to maintain the existing level of employment – 223 full time workers – for the next 20 years, and construction work is expected to create 150 full-time-equivalent jobs. Starwood and Witkoff did not reveal how many new jobs the hotel renovation would create, and IDA documents only listed the employment creation expected as “significant.”

IDA officials did not disclose whether the project would include changes in hotel personnel.

“The owners came to us and said if they're not able to get assistance from the IDA they would not go forward and would, in fact, shutter the hotel,” Kearney said Wednesday.

Tuesday night's meeting also unveiled the developer's plans to use the Uniondale Marriott site to house an international showcase of the hotel chain's various brands. If realized, the hotel would attract visitors and developers from other countries and would have a significant impact on the local economy, officials said.

Renovations will take two to three years and the developer is looking to start construction in early 2015. The hotel will remain open during the process, and the transformation will generate an economic impact in excess of \$176 million, adding \$31 million in fiscal tax benefits to affected jurisdictions, Kearney said.