



Brookhaven IDA closes on benefits package for \$162 million Yaphank warehouse development

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Yaphank, NY Frederick Braun III, chairman of the Town of Brookhaven Industrial Development Agency (IDA) has closed on a package of economic incentives for a Yaphank warehouse project proposed by a New York City developer.

The closing on March 24, 2023, involves incentives for WF Industrial XII LLC, an affiliate of Wildflower Ltd., a New York City development firm. The incentives were approved by the IDA on Jan. 11, 2023.

Wildflower Industrial XII plans to build three industrial buildings totaling 550,000 s/f west of Sills Rd. on the north side of Long Island Expressway North Service Rd. The project has an estimated

investment of \$162 million, and is expected to create 190 permanent jobs.

“This project will help to meet the increased demand for trucking, storage, and delivery of goods and services in our region with the potential to create hundreds of new jobs in the Town of Brookhaven, bring new tenants from outside of the region, and create new economic opportunities,” said Braun.

Wildflower has indicated that it doesn’t expect to sign any leases until construction is underway but it has held talks with a number of potential tenants.

The IDA closed on a project last year involving another Wildflower affiliate, WF Industrial XIII, which is currently under construction at 645 National Blvd. in Medford.

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