

professional services



# SPACE IS ONE OF FIRST LEED CERTIFIED INTERIORS IN RXR REALTY PORTFOLIO ON LONG ISLAND

## Forchelli, Curto, Deegan, Schwartz, Mineo, Cohn & Terrana headquarters achieves LEED Silver

**UNIONDALE, NY** According to Forchelli, Curto, Deegan, Schwartz, Mineo, Cohn & Terrana, LLP, it has been awarded LEED Silver established by the U.S. Green Building Council and verified by the Green Building Certification Institute (GBCI) with regard to its new office headquarters. LEED is the nation's preeminent program for the design, construction and operation of high performance green buildings.

"We are proud to be a leader among our peers by striving for a LEED certified interior for our law firm, affirming our firm's commitment to maintain an eco-friendly presence and workplace environment," said managing partner, Jeffrey Forchelli.

"We are the first LEED certified interior in the substantial RXR portfolio of office space on Long Island. More importantly, we are excited to be the first law firm on Long Island to achieve a LEED designation," said partner Brian Sahn who manages the firm's "green" and "sustainable" initiatives, and oversaw LEED certification process. "We frequently counsel our real estate clients about sustainable building processes. Being LEED Silver and having worked through the certification process not merely as an advisor but as a consumer provides us with a unique depth of understanding and experience that we can share with our clients that few other law firms can match," said Sahn.

In 2009, the firm occupied 35,000 s/f for its new office headquarters at RXR Realty's The Omni building, 333 Earle Ovington Blvd. Suite 1010. LEED certification of the firm was based on a number of green design and construction features that positively impact the project itself and the broader community.

This features included construction waste management for the build out of the turnkey space where nearly



**Jeffrey Forchelli**

75% of all construction debris was diverted from landfills and recycled. The firm implemented an internal office recycling program. The firm has reduced its carbon footprint by using energy saving measures such as purchasing energy star rated

equipment for 90% of the office equipment. The use of energy saving light fixtures in the new offices



**Brian Sahn**

has reduced the electrical usage for lighting by about 20%. Indoor air quality has been improved for the work environment through the use of low VOC or low off-gassing materials throughout the space. Enhanced control over the heating and

ventilation of the space has resulted in a more comfortable workspace and increased energy savings. In

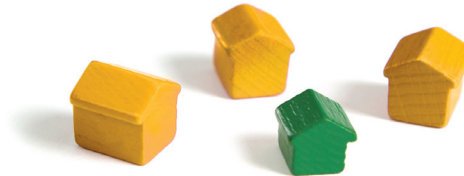


**Rick Fedrizzi**

addition, an energy commissioning program was implemented to further reduce energy usage and to ensure that all systems work properly and efficiently to maintain the reduction of energy usage. By using less energy and water, LEED certified

buildings save money for families, businesses and taxpayers; reduce greenhouse gas emissions; and contribute to a healthier environment for residents, workers and the larger community.

"With each new LEED-certified building, we get one step closer to USGBC's vision of a sustainable built environment within a generation," said Rick Fedrizzi, president, CEO and founding chair, U.S. Green Building Council. "As the newest member of the LEED family of green buildings, Forchelli, Curto, Deegan, Schwartz, Mineo, Cohn & Terrana, LLP is an important addition to the growing strength of the green building movement."



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**Forchelli, Curto, Deegan, Schwartz,  
Mineo, Cohn & Terrana, LLP**

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### Madison National Bank enters merger agreement

**HAUPPAUGE, NY** According to Madison National Bancorp, Inc., it has entered into a definitive merger agreement with FNB NY Bancorp, Inc. (FNB NY) and its parent, Modern Capital Partners L.P. acting through Modern Capital Holdings LLC (Modern), its general partner, whereby FNB NY will acquire Madison and its banking subsidiary, Madison National Bank, in a transaction valued at approximately \$33.7 million. Madison also entered into a related stock purchase agreement with FNB NY, whereby FNB NY has purchased 182,260 newly issued shares of Madison's common stock at an issuance price of \$8.23 per share, providing \$1.5 million of new capital to Madison.

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