

## **Empire State Development News**

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### **FOR RELEASE: IMMEDIATE**

5/16/2008

## **EMPIRE STATE DEVELOPMENT SELLS SYRACUSE DEVELOPMENTAL CENTER**

### **Closing took place today, property now in hands of Syracuse Resort Development Inc.**

Empire State Development announced today that the state agency has sold the Syracuse Developmental Center to Syracuse Resort Development Inc. The closing, which finalized the sale, took place May 15.

The property was sold "as is, where is" in order to give the local municipality control over approval of final use and State Environmental Quality Review Act (SEQRA) issues. The purchased property, a 585,000 square foot 1970s era building on 48+/- acres, is now subject to local zoning and land use laws, regulations, ordinances and procedures as well as local real estate taxes.

The facility no longer houses residents/patients. However, the Office of Mental Retardation and Development Disabilities (OMRDD) maintains an administrative staff of approximately 200 at the site, and that staff will remain on site for three years or until it can relocate.

For more than 20 years, two offices within the State's Department of Mental Hygiene, the Office of Mental Health (OMH) and OMRDD, have been moving their clients from large institutional facilities to small-scale, community-based residential facilities. These changes in public policy and treatment have reduced the in-patient population at large facilities, such as the Syracuse Development Center. As a result, the state's large facilities have increasingly operated below capacity leaving land and buildings either vacant or substantially under-utilized.

The Community Mental Health Reinvestment Act, Chapter 723 of the Laws of 1993, authorized Empire State Development to assist the state in disposing of surplus property. Proceeds of the sale go into a fund supporting the state's mental health efforts.

The choice of bidder was based on price, financial capability and compliance with the bid documents. Five bids were received on the property in January 2007, ranging from \$1 million to the highest, awarded bid of \$2.2 million. The minimum bid price was \$585,000.

Empire State Development is New York's chief economic development agency, encompassing business, workforce and community development. ESD also oversees the marketing of "I LOVE NY," the State's iconic tourism brand. For more information, visit [www.nylovesbiz.com](http://www.nylovesbiz.com).

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