



For Immediate Release: August 16, 2010

Contact:

Warner Johnston (ESD) | wjohnston@empire.state.ny.us | 1-800-260-7313

Lisa Willner (ESD) | lwillner@empire.state.ny.us | 1-800-260-7313

ESDC BOARD APPROVES GRANTS LEVERAGING NEARLY \$29.9 MILLION IN PRIVATE INVESTMENTS TO RETAIN AND CREATE JOBS ACROSS NEW YORK STATE

981 jobs to be retained and 125 new jobs to be created

Empire State Development Corporation's Board of Directors met today in Buffalo and approved funding totaling more than \$9.3 million, pledging to retain 981 existing jobs and create 125 new jobs in New York State. The funding will leverage nearly \$29.9 million in private investments across the state.

Restore New York Communities Initiative

The ESDC Board has authorized the following Restore New York Grants. The Restore New York program is targeted toward the revitalization of urban areas and the stabilization of neighborhoods as a means to attract residents and businesses.

Village of Tannersville - Theater District Rehabilitation Project - \$1,083,996 (Greene County)

Tannersville has been awarded a Restore NY III grant of up to \$1,083,996 to be used for the renovation of two vacant buildings on Main Street. This work is consistent with the Village's 2005 Revitalization Plan to transform the area into a year round tourist destination. 6041 Main Street, a former bar and nightclub, will benefit from foundation work, a new roof, new electric and plumbing systems and more to become an upscale mixed-use building with retail, office space and apartments. 6042 Main Street, a two-story, six-unit building, will receive a new roof, new siding, interior wall improvements and kitchen and bathroom renovations to become housing for artists and performers for the soon-to-be-reopened Orpheum Theater next door. Total project cost is \$1,168,376 for 6041 Main Street and \$872,137 for 6042 Main Street.

City of Oswego - Harbor Revitalization Project - \$1,000,000 (Oswego County)

Oswego has been awarded a Restore NY II grant of up to \$1,000,000 for a portion of construction costs associated with a 36,000 square foot expansion of the existing Best Western Captain's Quarters Hotel, located on the east side of Oswego Harbor. The project will provide the region with the conference center capacity it currently lacks to attract small to medium conferences and further the goals of the City's Local Waterfront Revitalization Program and Oswego 2020 Vision Plan, encouraging Oswego's lakefront and harbor to be better connected to its urban center. The new conference facilities will accommodate 442 conferees and also includes 18 additional hotel rooms and a new restaurant. Total project cost is \$5,000,000.

Village of Owego - Historic Central Business Restoration - \$969,500 (Tioga County)

Owego, located along the banks of the Susquehanna River, has been awarded a Restore NY III grant of up to \$969,500 to be used for a portion of the cost of the demolition, reconstruction and rehabilitation of four downtown properties. A blighted office building at 2 Court Street will be demolished and replaced with

10,180 square feet of new office space that will serve as a facility for local biotech company Cell Preservation Services, Inc. and new, complimentary biotech firms. 20 Church Street, which is vacant, will be rehabilitated into first-floor commercial space and second-floor apartments. 35-35½ Lake Street, which has been rehabilitated into residential apartments with the assistance of prior Restore NY II funding, will benefit from the reconstruction of a 2,960 square foot previously demolished wooden structure and the re-building of rear staircases. At 62 North Avenue, vacant upper level residential space above a 2,170 square foot commercial building will be developed into apartments. Total project cost is \$1,121,500 for 2 Court Street, \$150,000 for 20 Church Street, \$135,000 for 35-35½ Lake Street and \$100,000 for 62 North Street.

Village of Keeseville - Ausable Horse Nail Company Complex - \$630,000 (Clinton County)

Keeseville has been awarded a Restore NY III grant of up to \$630,000 to be used for a portion of the cost to renovate two vacant buildings in the 15,000 square foot Ausable Horse Nail Company Complex. The Complex was at the heart of the Village's economic life from 1850 through the 1960s, first serving as a production center for revolutionary, efficient blacksmithing machines and then as headquarters of a wood products manufacturer, which closed in 1960. The Adirondack Architectural Heritage (AARCH), a nonprofit organization dedicated to the heritage of the Adirondacks, will oversee the renovation of the Stone Office Building at 1745 Main Street into offices for AARCH's five full-time employees, exhibit/public meeting space, a library/research room and an apartment. The 10,500 square foot Stone Mill at 126 Ausable Street will become four two-story apartments plus classrooms, workshop space and a gallery for AARCH. Site work and landscaping will further benefit the Complex. Total project cost is \$1,060,000.

Village of Horseheads - South Avenue Redevelopment - \$380,576 (Chemung County)

Horseheads has been awarded a Restore NY III grant of up to \$380,576 to be used toward the demolition of a vacant, dilapidated 71,108 square foot former manufacturing structure. The facility is the former home of cable connector manufacturer Thomas & Betts, which in 2000 relocated to another headquarters within the Village. The nearby completion of Interstate I-86 has increased the redevelopment value of the land, but Horseheads has been unable to find a developer willing to work with the blighted building. Instead, the structure will be demolished and the cleared parcel will be marketed for residential and/or neighborhood commercial use. Total project cost is \$422,862.

Village of Churchville - Brownfield Redevelopment - \$250,000 (Monroe County)

Churchville has been awarded a Restore NY III grant of up to \$250,000 to further its goal of creating a vibrant, pedestrian-friendly center district of mixed housing, retail, dining, recreation and small commercial establishments from an old industrial brownfield area well-positioned near the Village's main street and Black Creek. An existing wood and concrete structure at 32 East Buffalo Street will be demolished and soil and water contamination within the surrounding 4-acre brownfield site will be remediated. Future residential or mixed-use development at the site of a former eyesore will create new living options and further promote an attractive downtown area. Total project cost is \$350,000.

Village of Cherry Valley - 29 Main Street - \$225,000 (Otsego County)

Cherry Valley has been awarded a Restore NY III grant of up to \$225,000 to be used for a portion of the cost of asbestos abatement and renovations at 29 Main Street. Over the past forty years, the Main Street Business District of the Village has suffered the closures of small businesses while time and lack of investment have taken their toll on existing structures. Once abated and renovated, the building will serve as an anchor for the Business District and host two commercial spaces on the ground floor and two rental apartments on the second floor. All historic elements will be restored, re-used or reproduced to maintain historic character. Other improvements will include new plumbing, high-speed internet and energy-efficient materials. Total project cost is \$457,374.

City of Norwich - 24 East Main Street - \$200,000 (Chenango County)

Norwich has been awarded a Restore NY III grant of up to \$200,000 to assist in the rehabilitation and renovation of a vacant mixed-use building in the Chenango County Courthouse Historic District. The 3,850 square foot building at 24 East Main Street will be rehabilitated to create new commercial/retail space on the ground floor and two apartments on the second floor. The City, which in recent decades has lost several major employers and experienced extensive damage during the 2006 flood, seeks to address and remedy quality of life and economic diversity issues while inducing additional commercial investment and new residential opportunities. Total project cost is \$230,100.

The following were awarded Economic Development Fund grants:

International Paper Ticonderoga Mill - \$785,000 (Essex County)

International Paper's Ticonderoga Mill (IP Ticonderoga), which is a subsidiary of the global paper and packaging company, has been awarded a grant of up to \$785,000 to be used to offset the costs of the purchase and installation of new machinery and workforce training in the operation and maintenance of such machinery. IP Ticonderoga is the largest employer in Essex County, producing quality opaque, technical grades and offset paper used in high-end printing for products such as business annual and technical reports. ESD's assistance allowed TI Ticonderoga to acquire machinery that converts various paper sizes on-site, allowing the company to be more accommodating to customer needs. The mill is currently the only International Paper operation with this ability, increasing the long-term value and position of the location. The company has retained 626 existing jobs and created 18 new jobs. Total project cost is \$9,505,504.

Buffalo Wire Works Company, Inc. - \$500,000 (Erie County)

Buffalo Wire Works has been awarded a grant of \$500,000 to put toward the cost of the purchase of a previously leased 140,000 square foot facility and the subsequent renovation and 54,650 square foot expansion of the facility. The company, which was founded in 1869, manufactures and distributes screening media products such as woven wire screens and perforated plates for the mining industry and fine wire cloth for food, chemical and pharmaceutical markets. Buffalo Wire, which had been weighing the option to expand in Alabama or Mexico, will instead relocate machinery from their plant in Alabama to New York. The company will retain 61 existing jobs and has already created 40 new jobs, outpacing expectations. Total project cost is \$3,991,725.

Cannon Design, Inc. - \$400,000 (Erie County)

Cannon Design, an international architectural, engineering and interior design firm, has been awarded a grant of up to \$400,000 to expand operations at its existing Grand Island headquarters facility. The company had considered expanding its operations in St. Louis. Interior renovations and reconfiguration of the existing 42,000 square foot facility will also include new furniture, fixtures, equipment, and computer hardware and software. As a result, the company will retain 217 jobs and create 33 new jobs. Total project cost is \$4,955,598.

TAM Ceramics Group of NY, LLC - \$400,000 (Niagara County)

TAM Ceramics Group of NY has been awarded a grant of up to \$400,000 to assist with the cost of the acquisition of TAM Ceramics, LCC, a premier supplier of advanced ceramic materials used in the aerospace, semiconductor, thermal processing, defense and other industries. The company also supplies titanate, zircon and zirconia materials used in casting, refractory and welding industries. Due to operating losses, the Niagara Falls facility was in danger of immediate shutdown or sale at liquidation, resulting in the immediate loss of 50 salaried jobs. The new limited liability company acquired TAM, including its 373,593 square foot building with existing equipment, through a management buyout. In this way, TAM will retain the 50 existing jobs and create 25 new jobs. Total project cost is \$5,036,000.

The following was awarded a Downstate Revitalization grant:

The Brooklyn Brewery Corporation - \$800,000 (Kings County)

The Brooklyn Brewery has been awarded a grant of up to \$800,000 to be used toward the cost of the purchase and installation of new machinery. The Brewery, limited in its operations due to the size of its facility, leased a building adjacent to its current building in early 2010. This 10,500 square foot former distribution center requires extensive renovations to become a functional brewery. Architecture and engineering improvements, a new concrete slab, new electrical, plumbing and solar panels, and the installation of tanks, silos and other equipment will increase the company's production from 8000 barrels to 20,000 barrels a year. The Brooklyn Brewery will retain 27 existing jobs and create nine new jobs. Total project cost is \$4,660,000.

The following were also approved by the Board:

Entrepreneurial Assistance Program Centers

The Empire State Development Corporation Board of Directors approved more than \$1.7 million for the state's twenty-four Entrepreneurial Assistance Program Centers (EAP Centers). The EAP provides comprehensive assistance in enterprise development to owners and prospective owners of small businesses, with a particular interest in serving minority group members, women, dislocated workers and individuals with a disability. The centers will use the allocated funds for expenses related to training and technical assistance, operating expenses, promotional and marketing materials, travel and supplies.

Last year, the centers, located throughout New York State, helped create 166 new businesses and retain 198 existing businesses. The EAP centers were also responsible for the creation of more than 400 jobs and the retention of 1,077 jobs. In addition, nearly 180 firms who took advantage of the EAP were able to increase their sales by \$15.4 million.

Small Business Revolving Loan Fund

In July of 2010, the Governor announced the creation of a \$50 million Small Business Revolving Loan Fund to provide capital to minority and women-owned enterprises and other entrepreneurs that are having difficulty accessing regular credit markets. The fund, which is supported by \$25 million in State funds, will leverage \$25 million in non-State funds.

The ESDC Board of Directors authorized the promulgation and adoption of the rule and regulations for the Small Business Revolving Loan Fund, a program created pursuant to Section 16-t of the New York State Urban Development Corporation Act.

Moynihan Station

The ESDC Board of Directors authorized construction contracts to provide approximately 85,000 square feet of interim space for the United States Postal Service (USPS) within the James A. Farley Post Office Building and Annex. ESDC purchased the Farley building from USPS in 2007 and this work consolidates and relocates USPS operations to enable the construction of Moynihan Station. Approval was also given to enter into a contract with Midland Elevator Company so that the firm can continue to deliver critical elevator repairs throughout ongoing USPS operations. In addition, the board approved an amended contract with Ismael Leyva Architects, PC (ILA) for architectural services related to this portion of the project.

Last month, the Public Authorities Control Board (PACB) approved the first phase of improvements that will transform the Farley Post Office Building in Manhattan into the new Moynihan Station, a grand rail gateway into New York City. The first phase of construction is expected to begin this October and be completed by 2016.

Audubon New Community

ESDC is selling one of the three remaining office parcels in the Bryant Woods Office Park at its Audubon Community to Professional Emergency Services, PLLC who is planning to build its administrative center on the site.

The next meeting of the Board of Directors will tentatively be held the third week of September 2010, at a location to be announced closer to the time of the event.

Empire State Development is New York's chief economic development agency, committed to being recognized on a global scale as the economic development engine driving job growth, strategic investment and prosperity in New York State. ESD is intent on paving the way for New York State to become the leader of the innovation economy and one of the most business friendly, productive and competitive economic development climates in the world. ESD also oversees the marketing of "I LOVE NY," the State's iconic tourism brand. For more information, visit www.esd.ny.gov.

###