



**AGENDA – AGENCY MEETING OF APRIL 17, 2007
EBENEZER WATTS CONFERENCE – 12:00 NOON**

1. Call meeting to order
2. Pledge of Allegiance
3. Public Forum
4. Applications:

Wiljeff, LLC (Lease/leaseback)
1265 Scottsville Road
Rochester, New York 14624

Project Address: RIT Campus
Jefferson Road/John Street

The applicant is proposing to acquire a 60 acre parcel located at the corner of Jefferson Road and John Street in the Town of Henrietta for the construction of a 300 apartment/student housing complex. The complex of approximately 636,000 square feet, will include related mixed use retail space (67,000 square feet), including an anchor book store of 40,000 square feet. The complex will be called Collegetown at RIT and is being constructed pursuant to a Request for Proposal issued by Rochester Institute of Technology in response to a shortage of student housing. The total project cost is approximately \$72 million with over \$51 million of the project for student housing. The businesses anticipated to occupy the complex expect to create over 270 jobs. The company seeks approval of the Shelter Rent and JobsPlus PILOTS. Approval is for up to \$100,000 in assistance. Approval for over \$100,000 will be considered after a public hearing is held in the Town of Henrietta on May 14, 2007.

Mirror Show Properties (Lease/leaseback with JobsPlus)
439 Central Avenue
Rochester, New York 14605

Project Address: 925 Publishers Parkway
Webster, New York 14580

Mirror Show Management, Inc. (MSM) is an exhibit design and trade show management firm. MSM designs and manufactures custom trade show exhibits and provides tradeshow management. The company has outgrown its existing space and is purchasing a 126,000 square foot building at 925 Publishers Parkway in the Town of Webster for \$1.8 million. The applicant will be adding a 25,000 square foot addition to the facility at a cost of \$2.7 million and will be equipping the facility for approximately \$258,000. MSM currently employs 50 and expects to increase employment by 15 over the next five years. The applicant seeks approval of JobsPlus tax abatement. The JobsPlus requirement is 5. Approval is for up to \$100,000 in assistance. Approval for over \$100,000 will be considered after a public hearing is held in the Town of Webster.

2245 BHTL LLC (Lease/leaseback with JobsPlus)
PO Box 230
Henrietta, New York 14467

Project Address: 2245 Brighton Henrietta TL Road
Rochester, New York 14623

2245 BHTL LLC is purchasing 4.2 acres at 2245 Brighton Henrietta Townline Road and constructing a 42,500 square foot facility which will be leased to Tyco Electronics/ELO Touchsystems (ELO). ELO is a global leader in the manufacture of touchscreen display systems used in diverse applications such as industrial, medical, POS, kiosks, retail, hospitality, transportation, office automation, and gaming. This \$3.9 million project will impact 37 FTE, and is projected to create 20 new FTE within 5 years. The applicant is seeking approval of the JobsPlus tax abatement. The JobsPlus requirement is 4 FTE. Approval is for up to \$100,000 in assistance. Approval for over \$100,000 will be considered after a public hearing is held in the Town of Henrietta.

Continuing Development Services, Inc. (Civic Facility Bond)
71 Perinton Parkway
Fairport, New York 14450

Project Address: Hard Road
Webster, NY 14580

Continuing Developmental Services, Inc. (CDS) is a non-profit human services organization that provides services to over 2,100 individuals with developmental disabilities in Monroe County and surrounding areas. CDS operates 22 residences, employment programs, day services programs and family support services. CDS is proposing to build a 60,000 square foot building on 10 acres in the Town of Webster to house a work-training program, a day-hab program and corporate and program administrative staff. The project will utilize up to \$10 Million in Tax Exempt Bond financing, and will impact 182 existing employees and result in the creation of 28 new FTEs over the next five years.

Monroe Village Associates, LLC (Lease/leaseback with JobPlus)
415 Park Avenue
Rochester, New York 14607

Project Address: Village Square Blvd.
Honeoye Falls, NY 14472

The applicant is proposing construct a 10,000 square foot building on 1.1 acres at Village Square Boulevard in the Village of Honeoye Falls. The building will be leased to Custom Brewcrafters, a local microbrewery specializing in developing custom brews for local restaurants and tavern owners. The new facility will allow Custom Brewcrafters to add additional tanks and a bottling line. This \$920,000 project will impact 13 FTE, and is projected to create 5 new FTE within 5 years. The applicant is seeking approval of the JobsPlus tax abatement. The JobsPlus requirement is 2 FTE. Custom Brewcrafters is also applying for a GreatRate through MCIDC for \$350,000 in new equipment.

**JJM Kreag Rd. LLC
845 Fairport Office Center
Fairport, New York 14450**

(Lease/leaseback with JobsPlus)

Project Occupant Address:

**ECC Technologies, Inc.
626 Kreag Road
Pittsford, New York 14534**

ECC Technologies, Inc. (ECC) is a full-service technology and communications consulting firm specializing in telecommunication planning and analysis. ECC designs and develops comprehensive network infrastructure associated with data, voice, video and security systems. JJM Kreag Rd. LLC recently purchased a 1,100 square foot facility at 626 Kreag Road in the Town of Perinton, and is proposing to construct a 3,300 square foot addition. The completed facility will serve as the corporate offices of ECC and will accommodate future growth of the company. The total project cost is \$588,000 and will impact 12 existing FTE and result in the creation of 10 FTE within five years. The company seeks approval of the JobsPlus tax incentive based on the technology based producer service use. The JobsPlus job creation requirement is 2 FTE.

**Action Auto Wrecking
7 Bolding Drive
Rochester, New York 14623**

(EquiPlus)

Action Auto Wrecking (AAW) recycles automobiles for reusable parts and materials. AAW will be purchasing a 2007 Ford F650 flatbed tow truck. The cost of the truck is \$60,000. AAW employs 3 FTE and will be creating 1 new full time position. AAW has been approved for a GreatRate through Monroe County Industrial Development Corporation and is seeking approval of the EquiPlus.

**Immediate Care East: Walk-In Medical Treatment, PLLC (EquiPlus)
1600 Moseley Road
Victor, NY 14564 (Town of Perinton)**

Immediate Care East: Walk-In Medical Treatment, PLLC (ICE) plans to open an after hours medical care office at 1600 Moseley Road in the Town of Perinton. ICE will offer after hour treatment for minor emergency problems including (fevers, simple wounds, flu, etc.). Similar health care services are currently not being offered in the immediate area. ICE will be purchasing an Electronic Medical Records (EMR) system for \$52,837 and is seeking approval of the EquiPlus on the purchase. ICE has been approved for a GreatRate through Monroe County Industrial Development Corporation and will be creating 7 FTE. The project serves a need in the community by relieving the burden on overcrowded emergency departments at area hospitals.

5. Approval of Minutes – March 20, 2007
6. Chairman Mazzullo – discussion items
7. Acting Executive Director Seil – discussion items
8. Legal Counsel Townsend – discussion items

Miscellaneous Items:

-Ten Carriage Street/Refinancing

Final/Approval over \$100,000

-Getinge Sourcing – Public Hearing held in the Town of Henrietta on 4/11/07.

Public Comments:

Adjournment.

There will be a special meeting on Wednesday, April 25, 2007 @ noon. The meeting will take place at 50 W. Main Street, Suite 8100.

The next regularly scheduled meeting of the Agency will be held on **Tuesday, May 15, 2007.**