



COUNTY OF MONROE INDUSTRIAL DEVELOPMENT AGENCY

**AGENDA – AGENCY MEETING OF NOVEMBER 16, 2010
EBENEZER WATTS CONFERENCE CENTER– 12:00 NOON**

1. Call meeting to order
2. Pledge of Allegiance
3. Public Comments
4. Loewke Brill Report
5. Applications:

**LeFrois Development, LLC (Lease/leaseback with JobsPlus)
PO Box 230
Henrietta, New York 14467**

**Tenant/Project Address: Benefit Resource, Inc.
245 Kenneth Drive
Rochester, New York 14623**

LeFrois Development, LLC proposes to construct a 48,000 square foot office building on 4.05 acres in the Calkins Road Business Park. Approximately 23,500 square feet of space will be leased to Benefit Resource, Inc. (BRI). BRI is a third-party administrator of tax-free employee benefits which include flexible spending accounts, health reimbursement accounts, and health savings accounts. BRI was founded in 1993 and today administers plans for more than 1,600 employers nationwide. The \$5.7 million project is projected to create 20 new FTE within three years. The applicant seeks approval of JobsPlus property tax abatement. The JobsPlus job creation requirement is 8 FTE.

**Benefit Resource, Inc. (EquiPlus)
2320 Brighton Henrietta Town Line Road
Rochester, New York 14623**

Benefit Resource, Inc. (BRI) is a third-party administrator of tax-free employee benefits which include flexible spending accounts, health reimbursement accounts and health savings accounts. BRI was founded in 1993 and today administers plans for more than 1,600 employers nationwide. BRI will be investing \$500,000 in computer hardware and peripheral equipment. BRI employs 81 and expects to create 20 new full-time positions. BRI has been approved for the GreatRate program through Monroe County Industrial Development Corporation and is seeking approval of the EquiPlus program.

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

Tenant/Project Address: Archival Methods, LLC
230 Middle Road
Henrietta, New York 14467

230 Middle Road, LLC proposes to construct a 12,500 square foot building on 1.5 acres at 230 Middle Road in the Town of Henrietta. The facility will be leased to Archival Methods, LLC(AM). AM is a designer, manufacturer and supplier of storage and presentation solutions for photographs, artwork and documents. Their customers include museums, archives and government institutions, including the Clinton Presidential Library. The \$890,000 project is projected to create 1 new FTE within three years. The applicant seeks approval of JobsPlus property tax abatement. The JobsPlus job creation requirement is 1 FTE.

6. Approval of Minutes – Agency Meeting October 19, 2010
7. Chairman Mazzullo – Discussion Items
8. Executive Director Seil – Discussion Items
-Records Retention and Disposition Schedule MI-1
9. Assistant Treasurer – Stephen Moore
-COMIDA 2011 Budget
10. Legal Counsel Townsend, Discussion Items

Terminations:

- 155 BW LLC** – 155 Bellwood Drive Greece, NY
- DePaul Properties, Inc.** (Various properties located in and around City of Rochester)
- Goldwell of NY**

Miscellaneous:

- **Eagles Landing 1, LLC**
Building #1 - approve additional tenant (Image Now)
Building #2 - approve mortgage tax exemption for improvements to an existing building
Building #3 - approve mortgage tax exemption for improvements to an existing building
- Garden Trends, Inc. dba Harris Seeds – EquiPlus approved July 20, 2010**
Increase project costs to \$98,145 (\$12,145 Increase)
- Innovative Solutions – EquiPlus approved July 20, 2010**
Increase project costs to \$151,059 (\$25,000 increase)
- Approval of Amended COMIDA By-Laws**

The next scheduled Agency Meeting will be held on Tuesday, December 21, 2010