



THE MOHAWK VALLEY NEW YORK

MOHAWK VALLEY
EDGE
www.mvedge.org

REGIONAL INVESTMENT

IN THE PAST FEW YEARS OVER

+\$2.232 BILLION OF INVESTMENT

IN THE UTICA/ROME AREA HAS BEEN ANNOUNCED AND/OR COMPLETED



MARCY NANOCENTER

Cree is a US based publicly traded company - Nasdaq Stock Exchange

Company selected Marcy Nanocenter for expansion of proposed state-of-the-art semiconductor facility that will focus on production of Silicon Carbide (SiC) and Gallium Nitride (GaN) semiconductors used for power electronics and RF technologies

Proposed fab will capitalize on EV growth and the expected adoption of 5G technologies as well as serving aerospace, commercial, industrial, transportation and renewable energy markets that have growing need for power electronics and RF SiC and GaN semiconductors



CREE

MARCY 
Nanocenter at *SUNY* Polytechnic
Institute

CREE IMPACT

Total Estimated 10 Yr. Capex Investment: + \$1 BILLION

Economic Impact of project*:

- Statewide Economic Impact (20 yrs.) \$4.3 billion
- Regional Economic Impact (20 yrs.) \$3.4 billion

Job Impact:

- Annual Payroll: \$46 million
- Average Salary: \$75,000/year
- Direct Jobs by CREE: 614
- Construction Jobs: 700 to 900 jobs
- Total Indirect/Induced Jobs: 4.89 X or 3,000 jobs

*According to Empire State Development

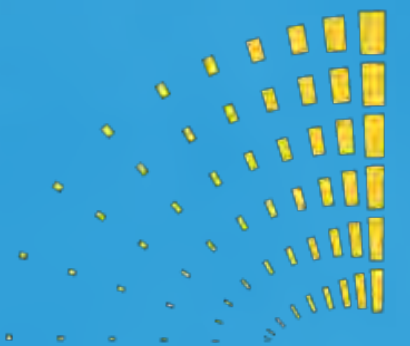
CREE 



DANFOSS: SILICON POWER



- 3 production lines are in place with one production line fully operational – producing power modules and shipping product to customers.
- Plan is to set up 11 production lines in facility, with plans to qualify facility for automotive
- 85 + tools installed – 100 + tools to be installed at full ramp
- Current employment is 30 with additional hiring to occur in 2019 as company ramps production
- Total employment forecast is 300
- \$100,000,000 State Investment



Griffiss Business and Technology Park



**3,200 ACRE FORMER US AIR FORCE BASE
REALIGNED IN 1993-95 BRAC ROUNDS**

**\$625.5 MILLION CAPEX SINCE 1995
\$16.3 MILLION IN 2018**

77 EMPLOYERS

**C4I & CYBERSECURITY, UNMANNED SYSTEMS,
DISTRIBUTION, MANUFACTURING, AVIATION,**

5,823 EMPLOYEES

**COMMUTING FROM 20+ COUNTIES
80% FROM WITHIN ONEIDA COUNTY**

99 OTIS STREET LLC – FULLY LEASED



- 31,410 SF corporate headquarters building at Griffiss Park (\$9 M Project)
- Joint venture between NYSTEC and GLDC (99 Otis St. LLC)
- Second floor: NYSTEC awarded contract for fit out of interior space (+10 new jobs)
- First floor: Booz Allen Hamilton (+ 60 new jobs) and investing \$1.6M (March 2020)
- NYSTEC completion date: September 2019
- Ribbon Cutting: October 16

BUILDING 240 REDEVELOPMENT SITE – BONACIO CONSTRUCTION



LARCH
LARCH Landscape Architecture and Engineering, P.L.L.C.
Saratoga Springs, NY

Prepared for:
B240, LLC

Bonacio Construction Inc.
www.bonacio.com

Project Name:
MULTI-USE DEVELOPMENT @ B240 SITE
Griffiss Business and Technology Park,
City of Rome, NY
Oneida County

Not for Construction

Jessica V. Marquardt, R.L.A.
NYS No. 8002220

Professional seal and address to be reviewed by a member of Section 1304 of the New York State Education Law.
© 2019 LARCH Landscape Architecture and Engineering, P.L.L.C.

Design	DATE

REVISIONS	NO.	DATE	DESCRIPTION	CHK

Drawing Title:
Rendered Site Plan

Drawing Number:

Sheet of



Bonacio Construction Inc.
www.bonacio.com

- \$20.8 million Mixed Use Development project at Griffiss Business & Technology Park
- Phase 1: 84 units of market rate apartments & 36,550 SF of commercial space
- Ground breaking targeted for October 2019, with completion expected by Fall 2020

ORGILL DISTRIBUTION CENTER ANNOUNCED



- Phase 1: 777,600 SF with
- Expansion of 250,000 SF
- Orgill purchasing 64 ± acres from GLDC
- \$71 million investment
- 225 full time jobs over 5 years



Project Timeline:

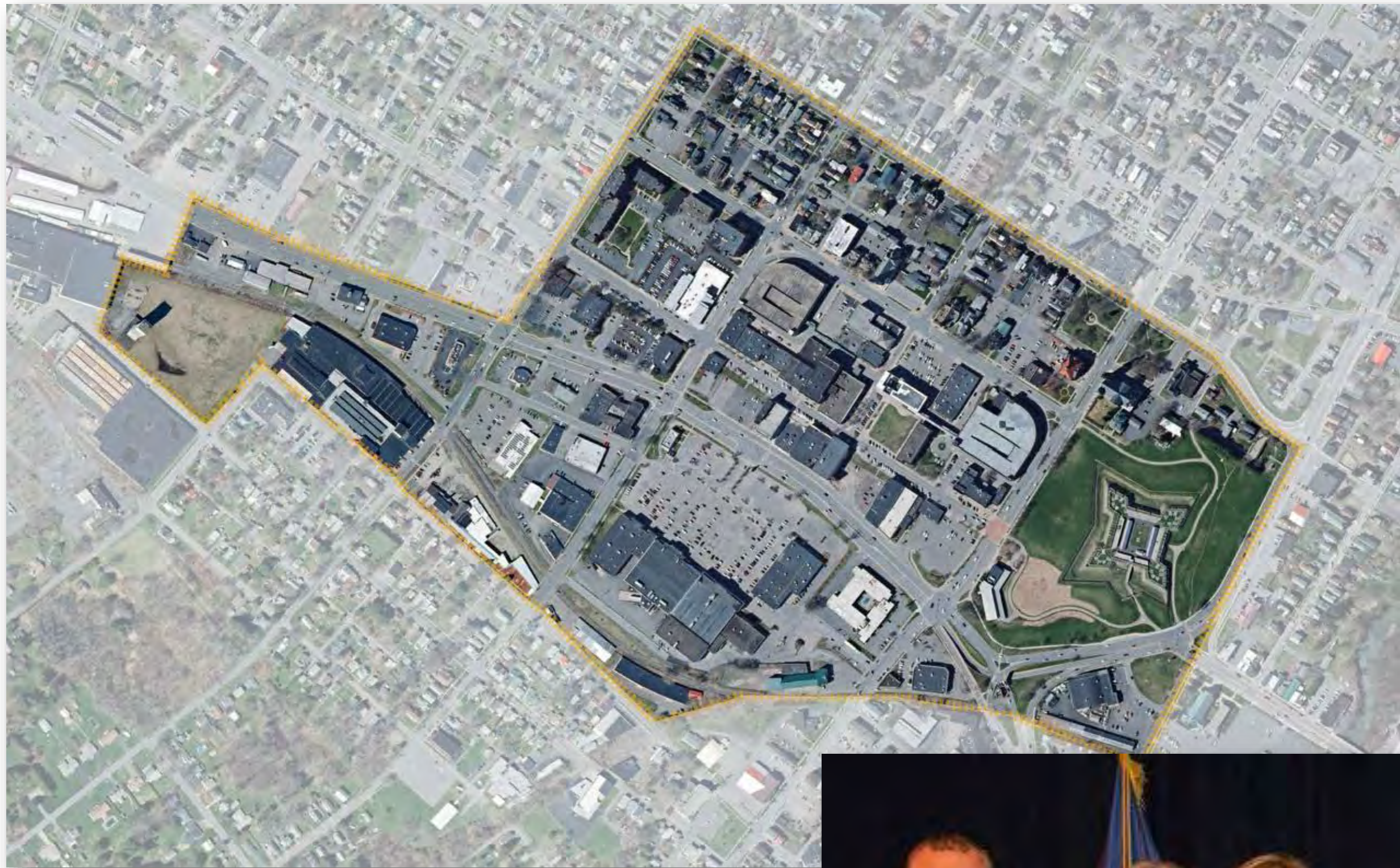
- site prep targeted Q4 2019
- construction Q2 2020
- occupancy estimated Q3 2021

GRIFFISS AIRPORT – SKY DOME

- A Round 7 CFA award
- One-of-a-kind, year-round indoor instrumented sUAS experimentation environment
- The indoor facility will support collaborative efforts between the Air Force Research Laboratory Information Directorate and the NY UAS Test Site
- \$800,000 additionally secured by Senator Griffo
- Local cyber companies like Assured Information Security and AX Enterprises are leading *the collaborative effort as part of the largest indoor, instrumented UAV experimentation in the Nation*
- *\$12,000,000 open innovation campus with AFRL*



Downtown Revitalization Initiative



\$10,000,000



KEARNEY DOWNTOWN DEVELOPMENT

EDGE and RIDC are assisting the City of Rome to implement the Downtown Revitalization Initiative. Kearney Development will construct a mixed-use artist loft project on a vacant lot located on West Dominick Street:

- \$17 Million Investment
- 5-story 78,000 SF Building
- 68 total residential units
- 6,000 SF 1st floor commercial



ROME
the copper city

ROME CABLE COMPLEX SITE – COLD POINT



ROME
the copper city



- Cold Point is a catalyst project proposed under the Rome Downtown Revitalization Initiative Strategic Investment Plan (\$5.5 M project)
- Demolition of Building Complex 4 out to bid next month
- Accepted into the NYSDEC Superfund Program – Awarded \$13 million
- Restore Grant awarded last year will assist with infrastructure
- **USDA Loan Guarantee approved for financing, project to begin October 2019**

New YMCA Facility



\$18,000,000

New Businesses & Expansion



DeWitt Clinton Apartments

\$25,000,000



DeWitt Clinton Apartments
DePaul



SWBR

OTHER ROME INVESTMENTS

Deployed Resources: \$8,209,600
Capitol Theater: \$4,000,000
Alion Expansion: \$1,000,000
MVCC Rome Campus: \$30,000,000
New housing: \$60,000,000

MVHS DOWNTOWN INTEGRATED HEALTH CAMPUS

Utica is in the midst of an economic transformation, the MVHS project complements existing efforts to revitalize our urban center.



Project cost estimated at \$548 million for an approximately 670,000 sq.-ft.- facility

Projected completion date: 2022

GLOBE MILLS — ADAPTIVE REUSE IN UTICA



- \$54 million project investment
- 150 units of multifamily apartments
- 9,000 SF of commercial space

- Project Developer/Owner: KCG
- General Contractor: Gaetano Construction
- Project Architect: Carmina Wood Morris of Buffalo

- MV EDGE assisted KCG with finding development options in Utica and advised on potential financing options

NEXUS



- \$40,000,000 tournament-based sports and recreation hub near the Adirondack Bank Center at the Utica Memorial Auditorium
 - \$22,000,000 NYS Investment
 - Utica Memorial Auditorium Upgrades: \$10,550,000

OTHER UTICA INVESTMENTS

DOT Route 5s Improvements:
\$16,600,000

Hotel Utica Renovations:
\$14,000,000

MV Refugee Center: \$2,108,236
310 Broad St: \$4,500,000

Jeffrey Hardware: \$10,000,000
Bank of Utica Renovations:

\$14,000,000
Bassett at M&T Bank Annex:

\$20,000,000
Delta Hotels Renovation: 3,600,000

Landmarc Building: \$12,000,000
thINCubator: \$4,500,000

Oneida National Bank Remodel:
\$2,350,000

Quanterion: \$1,000,000

Security Building: \$2,500,000

167 Genesee St (The Westwood):
\$4,500,000

Winston Building: \$3,000,000

Utica College Downtown Campus:
\$1,300,000

FX Matt Brewing Expansion:
\$27,000,000

Masonic Medical Expansions:
\$25,000,000

Harbor Point: \$30,000,000

Trenton Technologies: \$10,400,000

Bargain Grocer: \$3,500,000

CABVI: \$8,500,000

Doyle Hardware: \$12,000,000

BROWNFIELD REDEVELOPMENT: SILVER CITY BUSINESS PARK

Briggs & Stratton set for transition into Sherrill

BY DAN GIZEWICH
Staff writer

SHERRILL — Details about Briggs & Stratton's move into the former Oneida Ltd. factory are beginning to surface.

The company's plan is to start making some of its lawn mower brands in the spring at the East Seneca Street location and eventually move all operations there from its nearby Munsville plant, as well as a warehouse. The Sherrill location is expected to be fully up and running by spring 2019.

The Munsville facility currently manufactures zero-turn radius and commercial mowers under the Ferris and Snapper Pro brands, and homeowner zero-turn mowers under its Simplicity and Snapper names. The first production lines to shift to Sherrill will be the commercial turf products, the company said in a news release.

"This expansion is the result of strong sales growth of commercial products the company has achieved over the past several years and will position it well for continued future growth," said Harold L. Redman, senior vice president and president, Turf and Consumer Products.

In addition to its Munsville location, the company also leases warehouse space in Sherrill, an operation that will be combined into the newly leased nearby facility.

The company currently employs about 454 full-time employees and 88 contract employees at its Munsville and Sherrill facilities, according to spokeswoman Laura Timm. "We anticipate all employees will move to the new facility once it is operational and also anticipate the addition of approximately 50 additional production employees



NEW TENANT — Briggs & Stratton has announced it will start producing some of its lawn mowers in Sherrill next spring. The company will occupy a portion of the

once the facility is at capacity," she said. "It's great that Briggs & Stratton is staying in Central New York," said Sherrill City Manager Brandon Lovett.

He said it is "huge" for Sherrill and surrounding communities that a large portion of the mammoth old factory is going to be repurposed after renovations. He noted that the flatware factory was central to Sherrill's development and was a major source of employment in the region for many years.

Briggs & Stratton is leasing only part of the com-

plex that covers more than 1 million square feet. It is presently home to several companies. The site is owned by ONX3, LLC, a Florida real estate firm.

Among the tenants is Sherrill Manufacturing. It operates under the brand name of Liberty Tabletop and is the only flatware maker that manufactures its products in the U.S. The Briggs & Stratton warehouse on Highbridge Road that is near the former factory.

The Oneida County Industrial Development Agency last month approved property tax breaks

and other assistance for the rehabilitation of 575,000 square feet in the former factory.

Also in July, the state announced a low-cost power allocation that would spur creation of jobs and capital investments. In an announcement, Briggs & Stratton was named one of the companies that would receive some kilowatts through the New York Power Authority hydropower allocation program. Sherrill, a ICA Authority municipal customer, applied for allocation on Briggs & Stratton's behalf, citing the company's 570,000-square foot facility.

The power allocation supports a \$20 million investment for renovation of a facility in addition to the job creation, the announcement said. Empire State Development is also supporting the expansion for Briggs & Stratton, with the company set to receive a \$1.5 million capital grant and a \$1 million Excelsior Tax Credit.

"We would like to thank the State of New York as well as Oneida County and the city of Sherrill officials for their support," said Redman in the company's announcement about the project. "It is really a testament to the great workforce in this state and region and could not have been without their support."

What will happen to the Munsville facility is unclear. "We are currently still evaluating the future of the facility," Timm said.

Briggs & Stratton, headquartered in Milwaukee, Wis., is a leading global producer of gas engines for outdoor power equipment. It designs, manufactures and markets power lawnmowers, pressure washers, lawn and garden tractors and job site products.

- Briggs & Stratton Expansion
- \$12,000,000 Project
- Sherrill Manufacturing Expansion
- Working on lead -Project Canadian for US expansion



2018-2019 ONEIDA COUNTY PROGRAM INCOME GRANT AWARDS

- **Adirondack Barrel Cooperage**, Remsen: \$35,000 for equipment for expansion, product customization
- **Audiopix**, New Hartford: \$35,000 for equipment to modernize
- **Delta Hardwood Flooring**, Boonville: \$66,650 to expand inventory for the company's hardwood floor finishing line
- **Joe's Jerky**, Sherrill: \$50,000 for production equipment, capacity/distribution upgrades
- **Metal Parts Manufacturing**, Trenton: \$35,000 for milling machine, capacity/efficiency upgrades
- **Paris Compression Molding**, Marshall: \$35,000 for equipment to diversify/expand
- **Riverhawk Company**, New Hartford: \$90,000 for milling equipment
- **Square One Coating Systems**, Whitestown: \$50,000 for equipment for expansion/efficiency upgrades
- **Willson's Nursery of Waterville**, Sangerfield: \$35,000 for equipment to increase capacity/efficiency



9 Businesses
+21 Jobs

USDA RURAL DEVELOPMENT GRANTS

Paris Compression - \$71,738
- Increased efficiency, ability to enter new higher margin markets

Sherrill Manufacturing - \$85,000
- Equipment modernized, increased production, new lines debuted

Clayville Ice Products - \$68,000
- Sales increased, production increase, customer increase

Joe's Jerky - \$37,700
- Distribution network increase, facility renovated, increased production already needed

Jones Family Farm - \$77,150
- Allow for double production in first year, 10x the following year

2018 Equipment Purchases

- ✓ Jones Family Farm - \$77,150
- ✓ Paris Compression Molding - \$71,738

2017 Equipment Purchases

- ✓ Clayville Ice Products - \$68,000
- ✓ Sherrill Manufacturing - \$85,000
- ✓ Joe's Jerky and Country Store - \$37,700

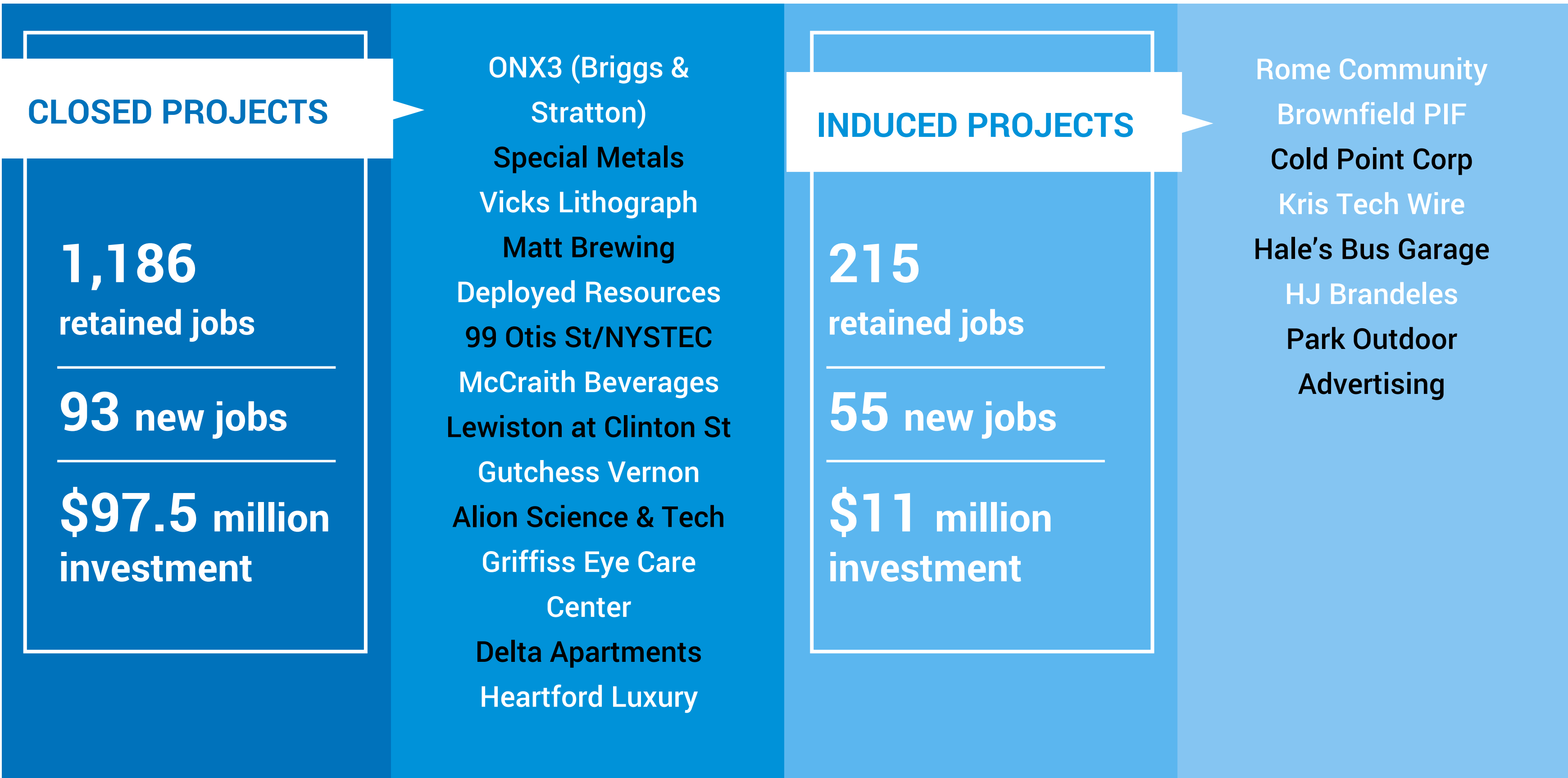
2016 Feasibility Study

- ✓ Waterville First Agribusiness Feasibility Study - \$38,000

As lease payments are received from businesses, they go into a revolving fund. This fund will be available to local rural businesses to assist as they continue to grow.

2018 ONEIDA COUNTY INDUSTRIAL DEVELOPMENT AGENCY PROJECTS

Payment in Lieu of Taxes (PILOT), Sales Tax Exemption, Mortgage Recording Tax Abatement



RETAINED JOBS: 1,401 **CREATED JOBS: 148**
CATALYZED: \$108,418,692 INVESTMENT



THE **MOHAWK**
VALLEY
NEW YORK

MOHAWK VALLEY
EDGE
www.mvedge.org