



COUNTY OF MONROE INDUSTRIAL DEVELOPMENT AGENCY

**AGENDA – AGENCY MEETING OF DECEMBER 20, 2011
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:

Rochester Joint Schools Construction Board (\$325,000,000)
175 Martin Street (\$308,000,000 Tax Exempt Bond)
Rochester, New York 14605

Project Address (Twelve Schools/Rochester, NY)

Rochester Joint Schools Construction Board (RJSCB), as agent of the Rochester City School District and the City of Rochester, will be undertaking the Rochester Schools Modernization Program. This program is part of the City School District's strategic plan and its move to a K-8, 9-12 grade structure, as well as reviews of facility usage, current building conditions, school capacity analysis and future enrollment projections. Phase 1 of the project, which will include 12 schools, includes renovations, reconfigurations, reconstruction, interior & exterior rehabilitation, asbestos abatement and site work. RJSCB is requesting tax exempt financing assistance for this \$325MM phase.

1877 Ridge Road, LLC (\$9,850,000 Lease/Leaseback with Jobs Plus)
4000 W. Ridge Road (\$ 850,000 Sales Tax Only)
Rochester, New York 14626

Project Address: LA Fitness International LLC
1877 Ridge Road
Rochester, New York 14626

1877 Ridge Rd, LLC is proposing construction of 45,000 square foot fitness center on 4 acres near the intersection of Route 390 and West Ridge Road. The project will include a swimming pool, sauna, racquetball, basketball and other fitness related facilities. The \$10,700,000 project is projected to create 30 new FTE jobs at opening. The applicant seeks approval of JobsPlus property tax abatement. The JobsPlus job creation requirement is 1 FTE. The tenant, LA Fitness International LLC seeks approval of sales tax exemption on equipment, furniture and fixtures.

**RES Exhibit Services, LLC
435 Smith Street
Rochester, New York 14608**

(EquiPlus)

RES Exhibit Services, LLC (RES) is a full-service exhibit production firm which designs and fabricates trade show exhibits and provides show management services. RES is a family-owned and operated business with over 40 years of experience in the industry. RES serves clients in a wide-variety of industries such as aviation, healthcare, fashion apparel and the military and defense industries. RES will be investing \$77,279 to upgrade their VOIP phone system. RES currently employs 73 FTE and expects to create 1 FTE within the next two years. RES has been approved for the GreatRebate program through Monroe County Industrial Development Corporation and is seeking approval of the EquiPlus program.

6. Approval of Minutes – Agency Meeting November 15, 2011
7. Chairman Mazzullo – Discussion Items
8. Executive Director Seil – Discussion Items
9. Legal Counsel Townsend, Discussion Items

Terminations:

- Val Tech/1667 Emerson Street – 1997 project
- HUB Properties/180 Canal View – 2002 project

Miscellaneous Items:

- 220 Kenneth Drive – Approve tenant replacement.

-Riverview Lofts (228 South Ave.) – Selling Unit 1A condominium to Capron Street Holdings LLC who will lease to MC Restaurant Group LLC/dba Nikko Sushi Bar. Capron Street Holdings requests a JobsPlus PILOT.

-Gregory Street Transfer/Mortgage Tax Exemption/Refinance of existing mortgage

-Reflexite/Increase project amount from \$4 million to \$6.5 million (\$2.5 million increase)

The next scheduled meeting of the Agency will be Tuesday, January 17, 2012.