

Niagara County Industrial Development Agency

Project Summary Sheet

CO8 Holdings, LLC

Project No. 10-07

Applicant: CO8 Holdings, LLC

Project Location: 3949 Forest Parkway
Wheatfield, New York

Assistance: 10 year Commercial PILOT
Sales and Mortgage Recording Tax Exemptions.

Description: Based on the success of their first industrial park, Calamar proposed and Developed a larger mixed-use business complex on Shawnee Drive known as Woodlands Corporate Park. This project included industrial, commercial, senior housing and a commercial/retail section. Consistent with that development strategy, CO8 Holdings/Calamar is proposing to construct an 8,060 square foot medical building and medical offices.

The 8,060 square foot building will be located at 3904 Forest Parkway near Shawnee Drive in Wheatfield. The primary tenant for this building will be Apollo Health Care, a renal dialysis provider. With the facility's close proximity to the senior housing facilities, the project will be able to serve these clients.

Project Costs:	Land acquisition	\$ 166,000
	Site work and related installations	400,000
	Building construction	<u>965,000</u>
	Total	\$1,531,000

Employment: Create 20 new jobs within 2 years

Staff Recommendations:

- Project is consistent with Agency policy and legislation.
- Project applicability has been researched by Agency Counsel
- creates 20 new jobs
- Furthers the planned development of Woodlands Corporate Park
- Project meets existing healthcare demands