

**Project Summary**

**1. Project:** 400 South Salina Street LLC      **2. Project Number:** 0

**3. Location:** Syracuse      **4. School District:**

**5. Tax Parcel(s):** 101.-10-01.03      **6. Type of Project:** Commercial/ Residential

<b>7. Total Project Cost:</b>	<b>\$ 37,018,167</b>
Land	\$ -
Site Work	\$ 1,558,125
Building	\$ 28,676,772
Furniture & Fixtures	\$ 2,850,000
Equipment	
Equipment Subject to NYS Production Exemption	\$ -
Engineering/Architecture Fees	\$ 100,000
Financial Charges	\$ 1,105,024
Legal Fees	\$ 120,000
Other	\$ 1,963,585

<b>8. Total Jobs</b>	
8A. Job Retention	5
8B: Job Creation (Next 5 Years)	191

**Cost Benefit Analysis:** 400 South Salina Street LLC

	<b>Fiscal Impact (\$)</b>	
<b>Abatement Cost:</b>		<b>\$8,332,042</b>
Sales Tax	\$1,588,485	
Mortgage Tax	\$225,000	
Property Tax Relief (PILOT)15yr	<b>\$6,518,557.13</b>	
<b>New Investment:</b>	<b>\$ 150,445,349.02</b>	
PILOT Payments 15yrs	\$4,462,699.86	
Project Wages ( 5yrs)	\$100,943,063.16	
Construction Wages	\$ 11,470,708.00	
Employee Benefits (5 years)	\$0	
Project Capital Investment	\$33,184,897.00	
New Sales Tax Generated	\$12,800	
Agency Fees	\$371,181	
<b>Benefit:Cost Ratio</b>	<b>18.06 :1</b>	